

35.26 ACRES LAND LISTING



REAL ESTATE
& LAND COMPANY



**Sandusky
County
Rice
Township**

Tillable: 33.9
School District:
Fremont CSD
Annual Real Estate
Taxes: \$720.26
NCCPI: 67
Parcel Number:
31-26-00-0013-00

DON COCHRAN ABR

REALTOR - AUCTION MANAGER
LAND SPECIALIST

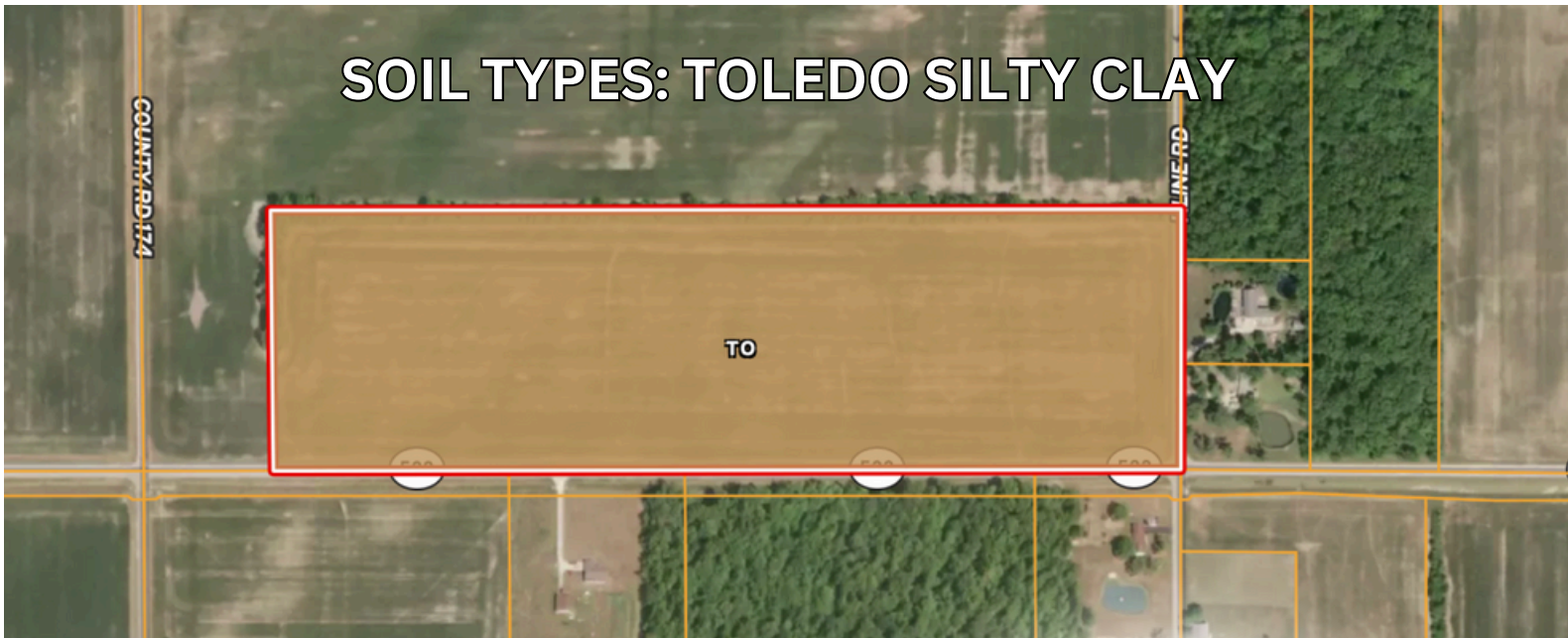
419-934-0651

www.dyerealestate.com

**ASKING PRICE:
\$409,000.00**

DESCRIPTION

Very nice 35.26 acre farm with a NCCPI soil rating of 67. This 35.26 acre property has approximately 3,000 feet of road frontage. This would make a great place to build a home or a small addition to your farming operation.



FSA INFO BREAKDOWN

CROP	BASE ACRES	PLC YIELD
CORN	3	163
SOYBEANS	28.5	44

FARMLAND ACRES: 35.26

CROPLAND ACRES: 33.9



Don Cochran

DON COCHRAN 

Realtor - Auction Manager - Land Specialist

419-934-0651

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WWW.DYEREALESTATE.COM