

## Vacant Land

## Active



**Address:** Parcel 2 & 3 DOGWOOD SPRINGS  
**City:** Acorn  
**County:** Polk  
**Zip:** 71953

### PROPERTY DETAIL

<b>List Price:</b> \$23,900	<b>Per Acre Price \$:</b>
<b>MLS #:</b> <a href="#">10180189</a>	<b>Per FFt Price \$:</b>
<b>Class:</b> Vacant Land	
<b>Type:</b> Acreage	
<b>Appx. Lot Size:</b> 11.39	
<b>Appx Acreage:</b> 11.39	
<b>Zoning:</b> RSTR	
<b>Subdivision:</b> DOGWOOD SPRINGS	
<b>Legal:</b> LT 2 & 3, 22-1-30	<b>Will Subdivide:</b> No
<b>Area:</b> 301	<b>Entered Twice:</b> No
<b>Taxes:</b> 93.96	
<b>SI Taxes:</b> 0.00	
<b>Calculated \$/Acre:</b> 2,098.33	

**Directions:** HWY 71 THROUGH ACORN TO DOGWOOD SPRINGS ON LEFT.  
DOGWOOD SPRINGS TURNOFF.

### LISTING INFORMATION

<b>Pasture Acres:</b> 0.00	<b>Cultivation Acres:</b> 0.00	<b>Timber Acres:</b> 11.39	<b>Total Acres:</b> 11.39
<b>Farm Features:</b>			
<b>Utilities:</b> Some Util Avl-Not on Prop			

### PROPERTY FEATURES

<b>FINANCING (NEW)</b>	<b>New Loan-Conventional, Cash</b>	<b>RESTRICTIONS</b>	<b>Existing Survey, Any Builder, Deed Restrictions, Right-of-Way Easement</b>
<b>LOT</b>	<b>Sloped, Level, Rural Property, In Subdivision, Out of City, Unimproved, Mountain View</b>	<b>ROAD FRONTAGE</b>	<b>U.S. Highway</b>
<b>POSSESSION</b>	<b>Immediately-With Deed</b>	<b>ROAD SURFACE</b>	<b>Paved</b>
		<b>TRANSPORTATION</b>	<b>Highway Frontage</b>
		<b>UTILITIES</b>	<b>Some Util Avl-Not on Prop</b>

### PUBLIC REMARKS

Looking for that highway frontage with the ability for that commercial setting? This could be it. Located just minutes from the city limits. So pull out the plans and let the building begin. Deed restrictions. Commercial adventures limited to lodging and retail. No mobiles or modulars allowed. Set back 20 feet from any lot line. Rural water is available. Must have underground electric from main service pole.

**SP:**  
**LAG:** Diana Dugan

**MT:** 156  
**LO:** Vision Realty

**CLSD:**

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