



35 ACRES – PASTURE, TILLABLE

24592 MCGRUDER CREEK RD, LEON, IA 50144

This 35.15-acre property offers approximately 10 acres of tillable land and features a diverse mix of timbered draws, pasture, and a potential pond. With rural water and electricity available at the road, this property is ideal for hunters seeking abundant wildlife habitat or cattle operators in need of grazing space.

LAND

- 35.15 Acres
- 10 Acres of Tillable Land
- Pasture

PRICE

- \$245,000

FEATURES

- Timbered Draws
- 1 Pond
- Pasture for Grazing
- Rural Water & Electricity Available
- Excellent Hunting & Wildlife Habitat

PROPERTY MAP



PROPERTY INFORMATION

DETAILS	
Address	24592 McGruder Creek RD
County	Decatur County
Acres	35.15
Tillable Acres	10
Ponds	1
Utilities	Rural Water & Electricity at Road



LANDON SCHRAGE

Land/Agriculture Real Estate

📞 319-939-8360

✉️ landon@wbrealty.com

WB Realty Company is a licensed real estate broker in the state of Iowa