



Fully Equipped Feed Mill For Sale \$499,000

Jones County, IA

**130 East 11th St
Monticello, IA 52310**



This fully equipped feed mill sits just off Hwy 38 on Monticello's north edge, offering great visibility and traffic flow.

Sale includes pellet mill (3-ton/hr with recent boiler upgrades), two 3-ton mixers, bagging stations, and all machinery, tools, and supplies needed for operation.

The main building has three offices and a foyer; the plant includes three warehouses and feed manufacturing space.

Ideal for a feed or grain company, or anyone wanting to run an independent ag business. Financials available with confidentiality agreement.

Showings By Appointment Only.
Call Agent to schedule a time.



JOHN AIRY
*Real Estate Agent, Farm Manager
Auctioneer*

Licensed In Iowa

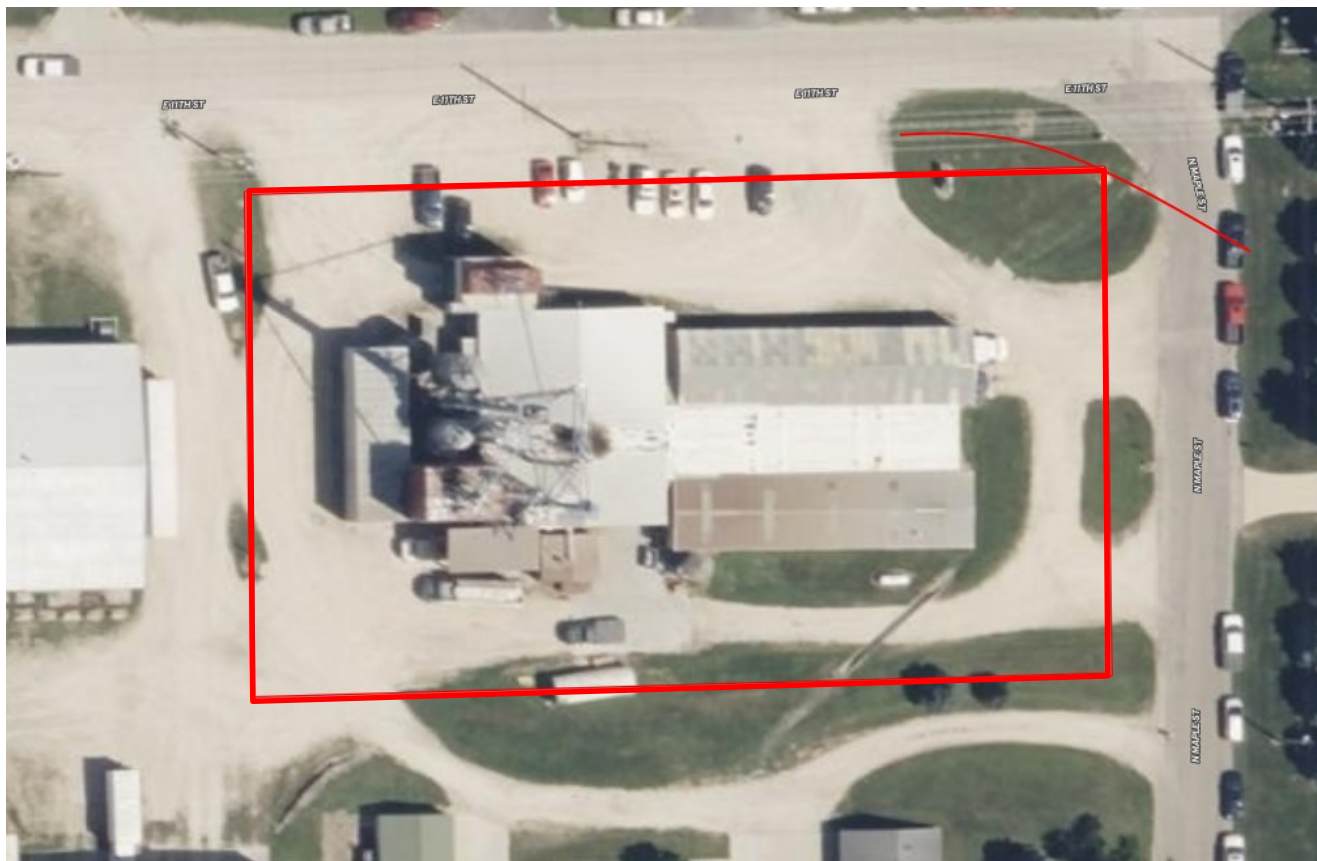
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Key Building Description



Buildings	Size	Unit	Year	Comments
Metal Warehouse	48	SF	1972	Milled Wood Frame
Metal Warehouse	1680	SF	1972	Rigid Steel Frame
Metal Warehouse	672	SF	1972	Rigid Steel Frame
Metal Warehouse	2328	SF	1976	Rigid Steel Frame
Metal Warehouse	2400	SF	1973	Rigid Steel Frame
Metal Warehouse	40	SF	1973	Milled Wood Frame
Hopper Bin			1973	24' Sidewall Ht, 12' Diameter, Hopper Bin Welded Steel
Hopper Bin			1973	24' Sidewall Ht, 8' Diameter, Welded Steel
Hopper Bin			1973	6' Sidewall Ht, 8' Diameter, Bolted Steel
Bucket Conveyor (Leg)			1973	3,000 Cap., Conv. Hght 120 Ft, Heads
Equipment Building	288	SF	1976	Cement Block, Low Pricing
Dump Pit			1973	

DISCLAIMER

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Office



Office



Boiler



Mixers



4-ton Scott Mixer



Oil Applicator Machine



Bagger



Warehouse



Warehouse with Loadout



Mechanical Room



Pellet Machine Leg

