



Available for Bid
Bids September 2nd, 2026 at 10:00 AM
See Bid Process on Page 2

Jones County, IA

Commercial Building

130 East 11th St, Monticello, IA 52310



Buy It Now Price: \$219,900

Located just off Highway 38 on the north edge of Monticello, this industrial property offers excellent visibility, convenient access, and versatile space for a variety of commercial, industrial, or agricultural operations. The property includes warehouse and storage buildings, office space with three private offices, a foyer/reception area, and a large gravel lot with truck access.

Formerly operated as a feed mill. The feed manufacturing equipment has been sold and removed from the property, creating flexible open areas suitable for warehousing, retrofitted storage, equipment storage, manufacturing, distribution, contractor operations, or other commercial uses. Property is sold as-is, where-is.

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



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Commercial Building
130 East 11th St, Monticello, IA 52310

Bid Process

Round One:

- Prospects will submit a bid by Wednesday, September 2, 2026 at 10:00 AM CST. Ask agent for bid form.
- Accepting property “as-is”, “where-is.”
- Buy It Now Price of \$219,900. Seller will execute a Purchase Agreement on an offer with acceptable terms at the Buy It Now Price at any time prior to the bid deadline.

Seller Options:

- Accept one offer
- Determine to negotiate with one offer
- Reject all bids and retain ownership
- Ask top four unrelated bidders to a bid-off on September 2, 2026 at 2:00 PM

Showings By Appointment Only
Call Agent to schedule a time.

- Terms:** Ten percent of the purchase price required from successful bidder as earnest money. Buyer(s) will sign Real Estate Sales Agreement and must be prepared for cash settlement of the purchase at the time of closing.
- Closing:** Ideally close within 45 days of final offer date. Possession will be given at closing.
- Conditions:** This sale is subject to all easements, leases and any other restrictions of record. Buyer(s) understand they are purchasing the property “as-is, where-is” subject to the purchase agreement. Any expenses post-closing are solely the responsibility of the Buyer(s). The feed manufacturing equipment has been sold and removed from the property.
- Agency:** Growthland and their Associates are Agents of the Seller.



DISCLAIMER - The Seller has supplied the information contained in this Document. Growthland has not audited or otherwise confirmed this information and makes no representations, expressed or implied, as to its accuracy or completeness or the conclusions to be drawn and shall in no way be responsible for the content, accuracy, and truthfulness of such information. Any and all representations shall be made solely by the Seller as set forth in a signed agreement or purchase contract, which agreement or contract shall control the representations and warranties, if any. The marketing information presented in this material is the result of the Seller's representations and research utilizing sources and materials considered to be reliable and to contain information deemed to be relevant to the Property but without any guarantees or specific statements or implied warranties. Property being sold “as-is; where-is”. By requesting this information package, the recipient acknowledges the responsibility to perform a due diligence review prior to any acquisition in whole or in part.

