

Farmland for Sale at Public Bidding Osford Township | Cavalier County, ND



80 Acres Located 3 Miles South of Milton, ND Available for the 2025 Crop Season

Timed Online Bidding: Opens Tuesday, March 18, 2025 at 12:00 p.m.

Closing begins Thursday, March 20, 2025 at 11:00 a.m.

Link: <https://redriverlandco.nextlot.com/auctions>

BID PROCEDURE: Bid is per deeded acre. If there are any active bidders at time of closing, there will automatically be an extension until bidding ceases.

TERMS OF SALE AND CLOSING: The terms of the sale are cash at closing. A ten percent earnest money deposit will be required of the successful bidder upon execution of the purchase agreement on the day of sale. The balance will be due in full in 30 days. The seller reserves the right to reject any and all bids.



Legal Description:

S1/2SE1/4 of Section 13 - T159N - R58W

Total Acres / FSA Tillable Acres

80 78.49

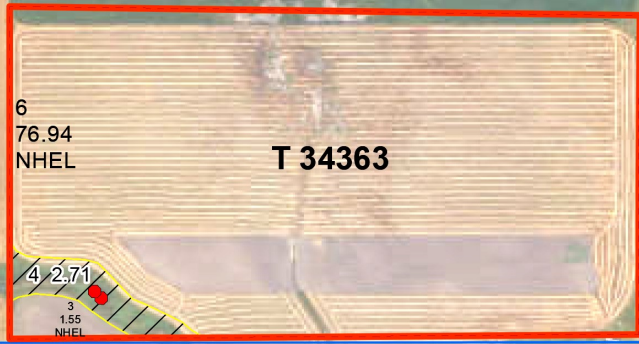
	<u>Base Ac</u>	<u>PLC Yield</u>
Wheat	47.58	48
Flax	1.74	20
Corn	0.07	65
Sunflowers	4.77	1580
Barley	2.52	86
Canola	13.10	1674
Dry Peas	<u>5.97</u>	1873
Total	<u>75.75</u>	

2023 Real Estate Taxes & Specials:

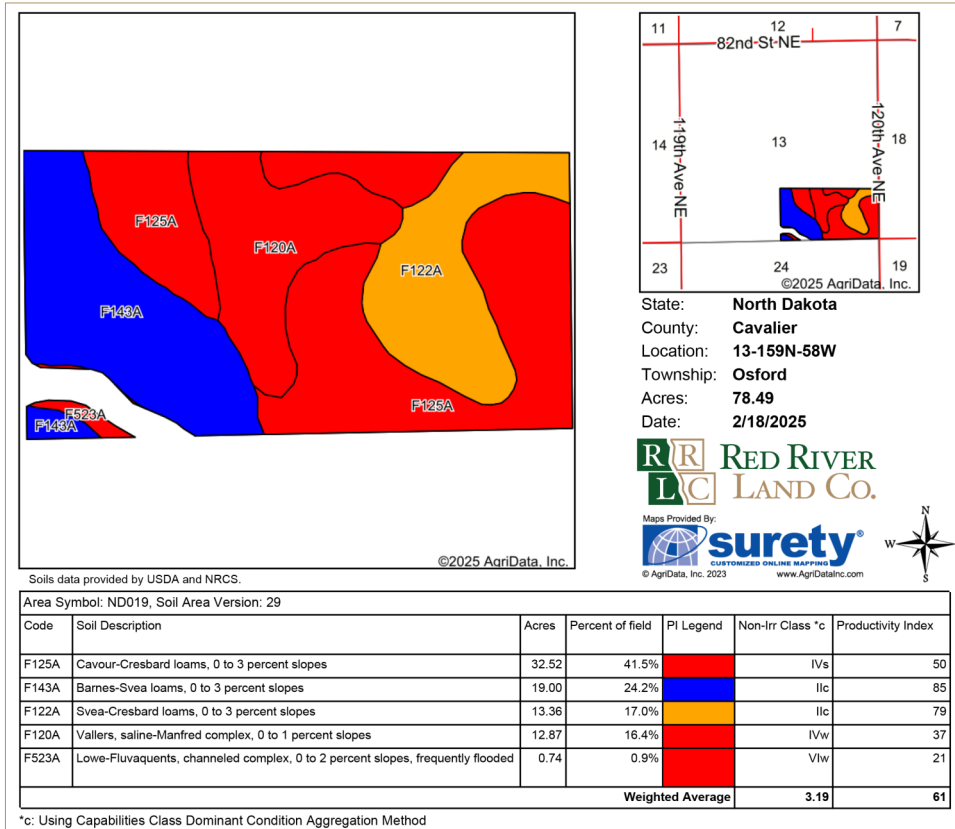
\$750.61 with 5% Discount

Soil Productivity Index: 61.0

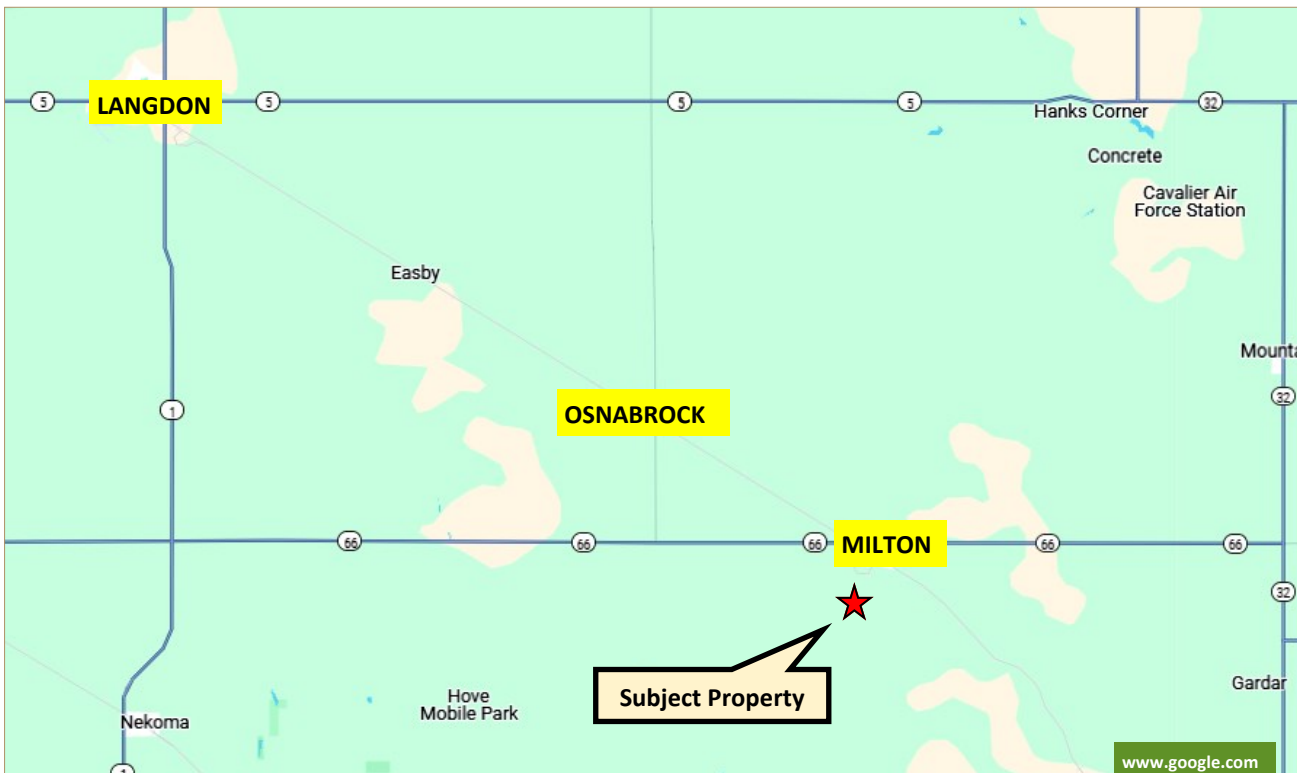
13
OSFORD



Soils Map



Location Map



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Grand Forks, ND 58201



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NOTE: Red River Land Company assembles information from sources considered reliable but does not guarantee accuracy. Each prospective buyer should conduct their own due diligence concerning the property.

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