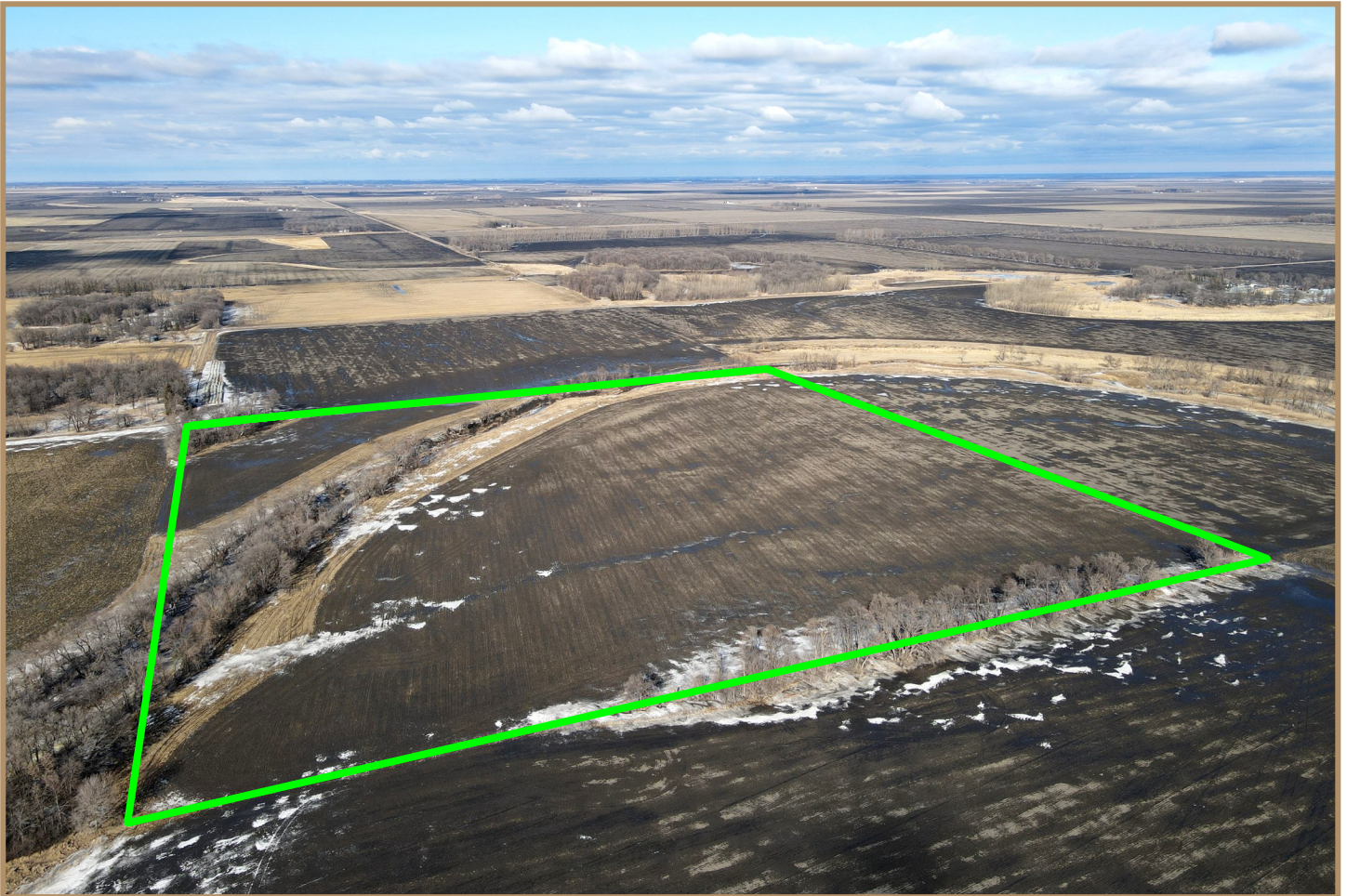


Farmland for Sale

Esther Township | Polk County, MN

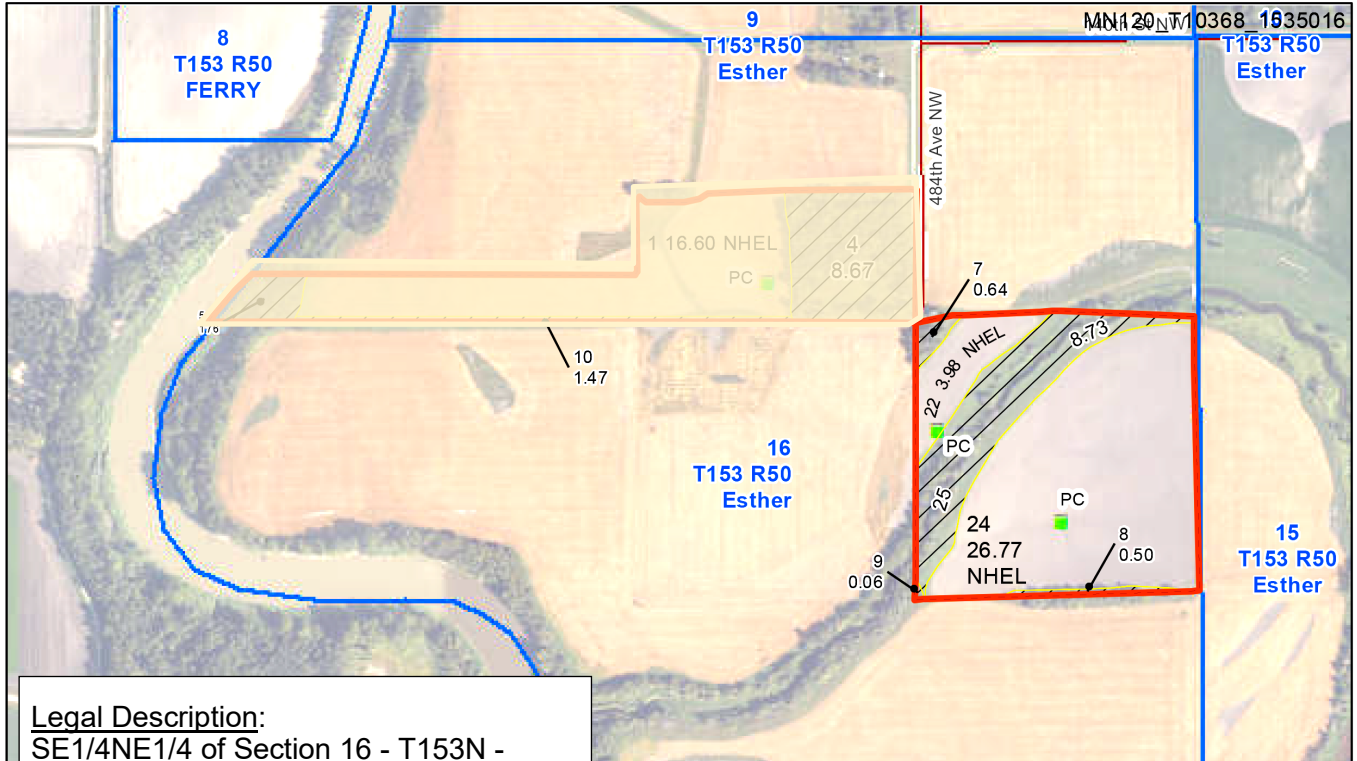


40 Total Acres | 30.75 FSA Tillable Acres

Property is Located 10 Miles NW of East Grand Forks, MN

Available for the 2025 Crop Season

Listed Price: \$205,000



Legal Description:
SE1/4NE1/4 of Section 16 - T153N - R50W

Total Acres / FSA Tillable Acres
40 / 30.75

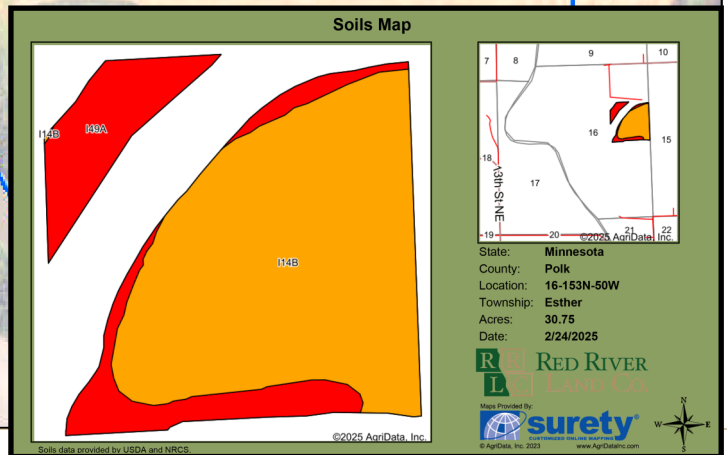
	Base Ac	PLC Yield
Wheat	16.97	63
Soybeans	2.64	36
Total	19.61	

2024 Real Estate Taxes & Specials:
\$1,310

Soil Productivity Index: 59.8

Available for the 2025 Crop Season.

Listed Price: \$205,000



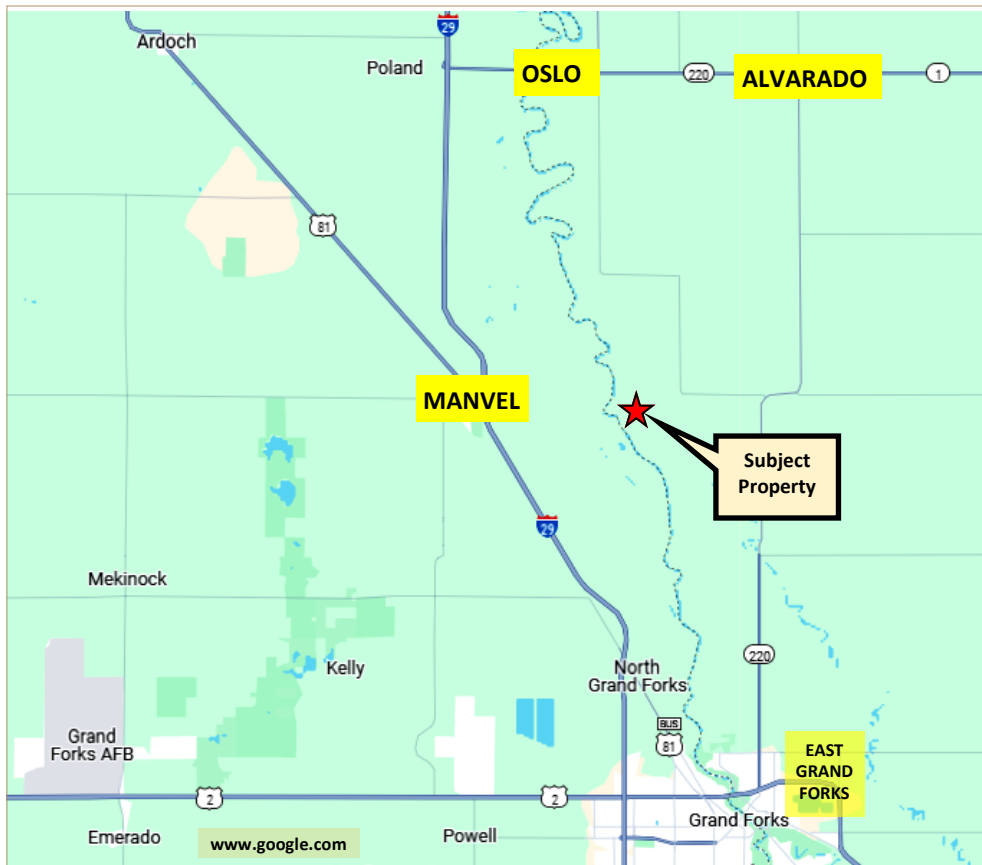
Area Symbol: MN119, Soil Area Version: 19

Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index
I14B	Fairdale silt loam, 1 to 6 percent slopes, occasionally flooded	22.65	73.7%		Ile	74
I49A	Rauville silty clay loam, 0 to 2 percent slopes, frequently flooded	8.10	26.3%		VIw	20
Weighted Average					3.05	59.8

*c: Using Capabilities Class Dominant Condition Aggregation Method



Location Map



3100 S Columbia Rd, Suite 300
Grand Forks, ND 58201



Chris Griffin

Cell: 218-779-1064
chris@redriverlandco.com

John Botsford

Cell: 701-213-6691
john@redriverlandco.com

Nick Skjerven

Cell: 218-791-5002
nick@redriverlandco.com

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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.

www.redriverlandco.com | Office: 701-757-1888 | Fax: 701-566-8760