

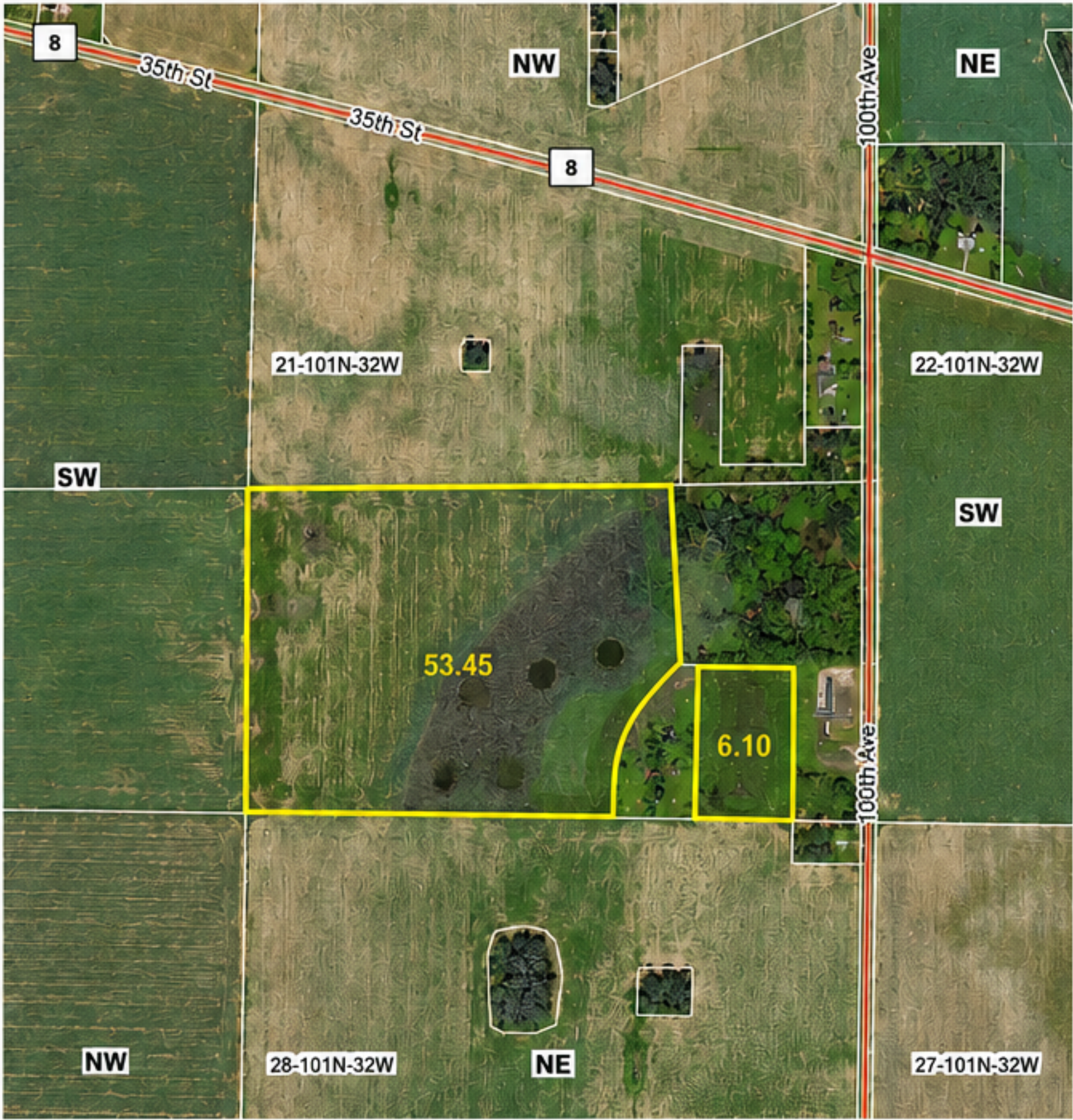
Howell Real Estate & Auction

220 Central Avenue • Estherville, IA 51334 • 712-260-9690

60.29 ACRES

IN S 1/2 SE 1/4
SECTION 21
LAKE BELT TOWNSHIP
MARTIN COUNTY, MN

LIST PRICE:
\$590,842
\$9,800 X 60.29 ACRES



PROPERTY HIGHLIGHTS

- Highly productive farmland located in Lake Belt Township, Martin County, MN
- Excellent soil quality with strong crop yields
- Great investment opportunity for farmers or investors
- Access from county road
- Well-maintained and efficient field layout

FSA INFORMATION:

Tillable Acres	59.5 Acres
Corn Base	41.1 Acres
Soybean Base	10.8 Acres
Corn Proven Yield	165 Bushel
Soybean Proven Yield	39 Bushel
Productivity Index Rating	70.5
Property Taxes	\$2,836 / Year

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