

LAND FOR SALE

DODGE COUNTY, MINNESOTA



Listing #19017

158.75 ACRES M/L



KIRK SWENSON | MN LIC 361406
507.254.5468 | Kirk.Swenson@PeoplesCompany.com



WENDY FORTHUN, ALC | MN LIC 40121313
507.251.1637 | Wendy.Forthun@PeoplesCompany.com

PROPERTY INFORMATION

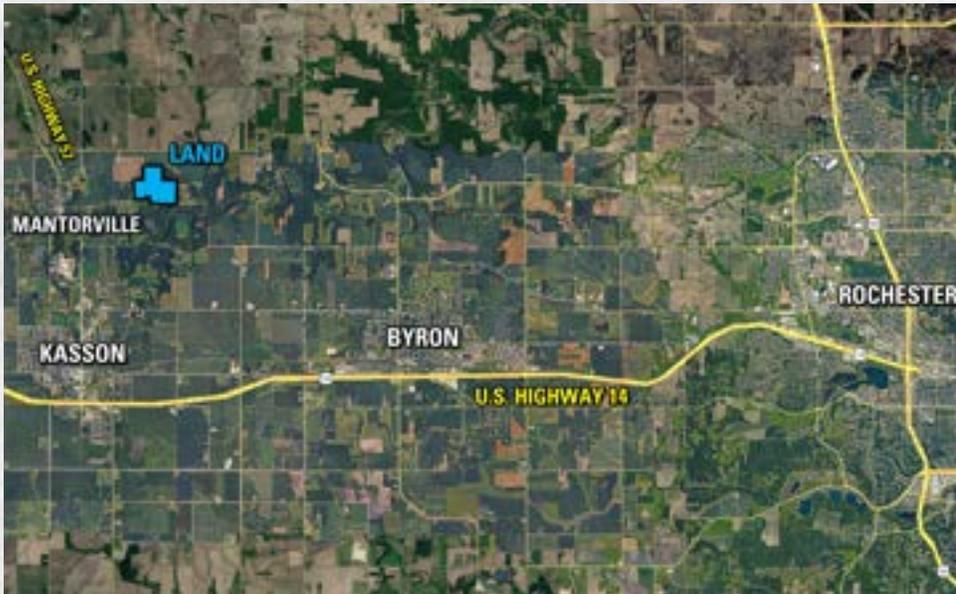
This quality 158 acre farm in Dodge County, MN presents a compelling development opportunity in a proven growth corridor. The farm offers 103 tillable acres that carry an excellent CPI of 88.3. Located just east of the historic town of Mantorville, MN, the property is within a convenient 20-minute drive of Rochester.

Adjacent residential lots are fully developed and sold out, demonstrating strong market demand and supporting future absorption. The topography is well suited for walkout residential lots, many with a natural creek along the rear boundary, an attractive feature for end buyers.

The property is in the Urban Expansion Residential district and is an ideal balance of rural character and proximity to Kasson, Mantorville, and Rochester, making it well positioned for residential development. Seller will lease back at local rental rates if desired.

DIRECTIONS

From Hwy 57 in Mantorville, head west on 5th ST SE (which turns into 608th ST) for approx. 1.3 miles, the farm is located on the north side of the road.



PRICE:
\$3,200,000

LISTING
19017

ACRES M/L
157.75



20 4th Street SE
Kasson, MN 55944



PeoplesCompany.com
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LAND AVAILABLE

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