

LINCOLN COUNTY

Minnesota

HIGHLY IMPROVED FARMLAND

80
Acres M/L



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LISTING # **19531**

 **PEOPLES**
COMPANY
INTEGRATED LAND SOLUTIONS

PROPERTY OVERVIEW

Peoples Company is pleased to present 80 surveyed acres of highly improved farmland located near Lake Benton in Minnesota, along 200th Street, in Lincoln County. This exceptional offering presents an outstanding opportunity to acquire a large, rectangular tract of productive Minnesota farmland. The farm also offers strong income-generating capacity and long-term investment potential.

The farm features an average productivity rating of 86.3 PI, with Lakepark clay loam, Barnes-Buse complex and Svea loam serving as the primary soil types. There are an estimated 75.97 tillable acres, providing increased productivity and enhanced revenue potential for future ownership. Tile improvements are present throughout portions of the farm to aid drainage and support crop production. The farm contains no mapped wetlands, the farm is all classified as NHEL.

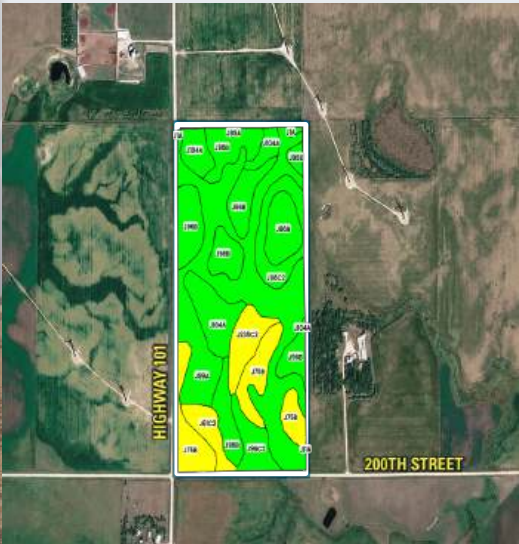
The farm is currently leased for the 2026 & 2027 crop year, allowing the new owner flexibility to farm the property or negotiate future lease arrangements. Large, improved tracts of this size are increasingly difficult to find in Lincoln County.

TILLABLE SOILS

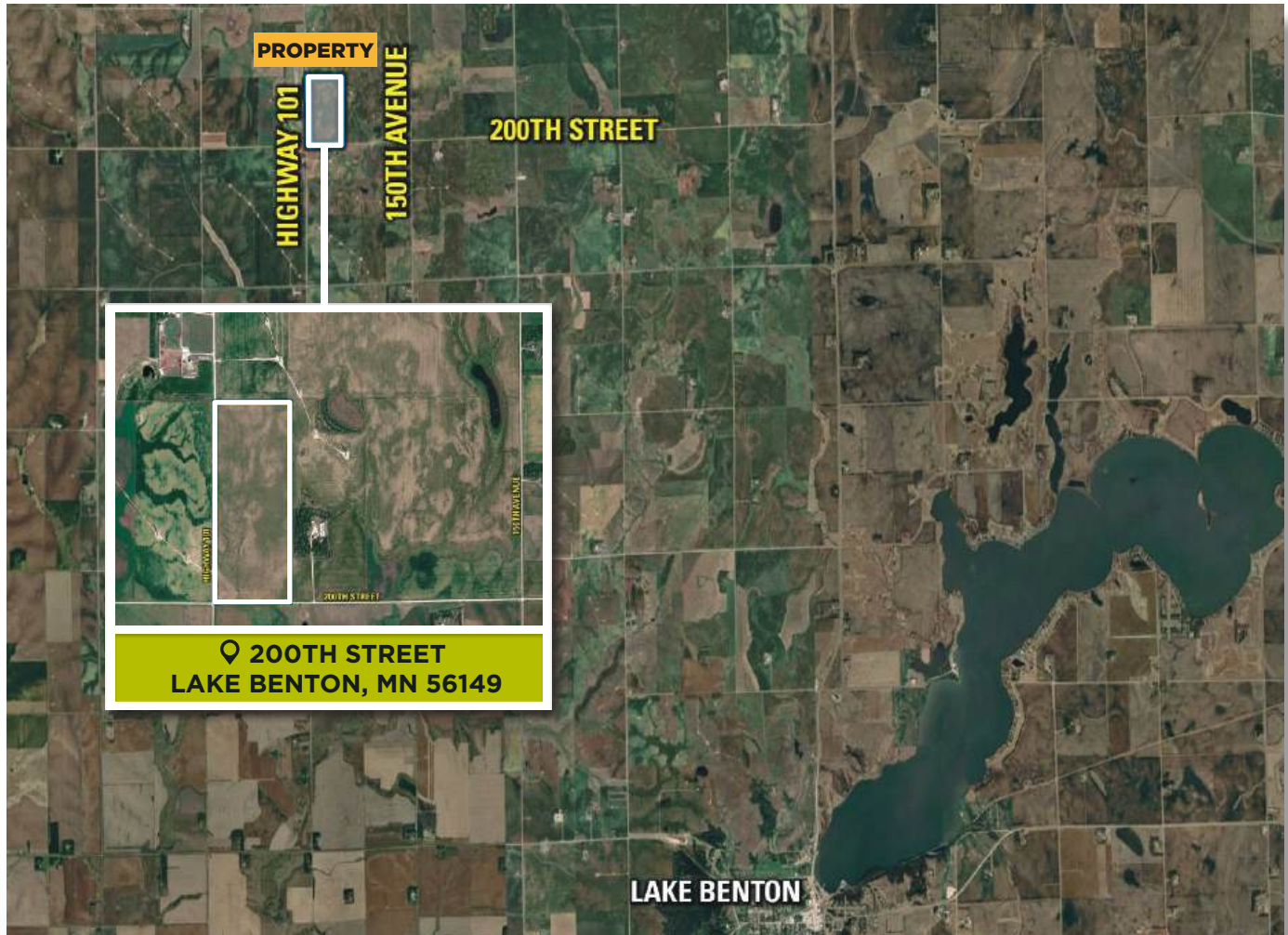
CODE		DESCRIPTION	ACRES	% OF FIELD	OVERALL NCCPI
J99A	●	LAKEPARK CLAY LOAM	26.18	34.46%	71
J96B	●	BARNES	20.22	26.62%	65
J75B	●	RENSHAW-FORDVILLE LOAMS	8.66	11.40%	44
J104A	●	SVEA LOAM	7.82	10.29%	70
J96C2	●	BARNES-BUSE COMPLEX	6.90	9.08%	56
J235C2	●	BUSE	3.44	4.53%	49
J81C2	●	RENSHAW-BARNES COMPLEX	2.51	3.30%	40
J1A	●	PARNELL SILTY CLAY LOAM	0.22	0.29%	61
J11A	●	VALLERS CLAY LOAM	0.02	0.03%	69
AVERAGE:					62.8

PROPERTY HIGHLIGHTS

 75.97 Tillable Acres	 86.3 Average PI	 Tile Improvements
 No Mapped Wetlands	 Classified as NHEL	 Leased for the 2026 & 2027 Crop Year



GEORGRAPHICAL MAP



80
Acres
M/L



DRECTIONS

From Lake Benton travel north on Highway 75 for 4.5 miles until reaching county road 13. Turn west and follow for 5 miles until reaching county road 101. Turn north and travel for 1 mile until reaching the farm. Look for signs.



700 6th Avenue,
DeWitt, Iowa 52742



PeoplesCompany.com
Listing #19531



SCAN THE QR
CODE TO THE LEFT
WITH YOUR PHONE
CAMERA TO VIEW
THIS LISTING ONLINE!

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