

CLAY COUNTY, MINNESOTA

# LAND FOR SALE

**\$1,280,000.00 or \$8,000/AC**

**160± Acres**

## TRACT DETAILS:

**Land Located:** From Sabin, west 2 miles on 80th Ave S/Co. Rd. 67

**Description:** NW1/4 Section 13-138-48

**Total Acres:** 160±

**Cropland Acres:** 160±

**PID #:** 19-013-0200

**Soil Productivity Index:** 92.8

**Soils:** Fargo silty clay, silty substratum, 0 to 1 percent slopes (56.7%), Colvin silty clay loam (23.1%), Fargo silty clay, 0 to 1 percent slopes (20.2%)

**Taxes (2023):** \$6,060.00


This high quality RRV farm is located west of Sabin on a good road and features excellent soils. The land is available to farm, or rent out to the farmer of your choosing, for the 2024 season!



For more information, contact Max Steffes at Steffes Group, 701.237.9173 or 701.212.2849, or visit [SteffesGroup.com](http://SteffesGroup.com).



**SteffesGroup.com | 701.237.9173**

 Steffes Group, Inc., 2000 Main Ave E, West Fargo, ND 58078