



FARMLAND AUCTION

168.75 ACRES M/L IN DALLAS COUNTY

THURSDAY, MARCH 28TH, 2024 | 10:00 AM

American Legion | 1116 Thomas Street | Redfield, Iowa 50233

Peoples Company is pleased to represent the Beverly A. Cluts Trust in the sale of 168.75 acres m/l of high-quality Dallas County, Iowa farmland located southeast of Linden, Iowa, and northwest of Redfield, Iowa on Canyon Circle.

Tract 1: 80 Acres m/l with 75.14 FSA cropland acres and a CSR2 soil rating of 84.8.

Tract 2: 34.25 Acres m/l with 20.2 FSA cropland acres and a CSR2 soil rating of 82.2.

Tract 3: 54.5 Acres m/l with 21 FSA cropland acres and a CSR2 soil rating of 87.

In addition to the high-quality cropland acres, tracts 2 and 3 offer exceptional recreational opportunities and potential to be utilized as future building sites. The farm is leased for the 2024 crop year, the 2024 cash rent will be given to the new Buyer(s). Contact the listing agent for more details.

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Listing #17329

