

LAND AVAILABLE

115.97 ACRES M/L
Listing #15166

SALINE COUNTY, NE

PRICE : \$637,835

PRICE PER ACRE: \$5,500

PROPERTY ADDRESS

SHIMERDA ST/CO RD 2200
WILBER, NE 68465

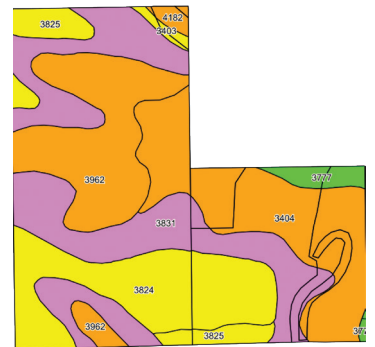
DIRECTIONS

From Wilber: Head west on Hwy 41 through town and turn south on Shimerda St/ Co Rd 2200 for 1 mile. The property is on your right.

Peoples Company is pleased to present one of Saline County's finest farms. This property consists of 115.97 m/l cropland acres. This high quality farm would be a great opportunity for a beginning farmer or investor looking to add to their portfolio. This property has great access off of County Road 2200 and is located in Section 21 of Wilber Township, 1 mile southwest of Wilber.

TOTAL SOILS MAP

| Code | Soil Description | Acres | Percent of Field | Legend | NCCPI |
|------|--------------------------|-------|-------------------------|--------|-------------|
| 3831 | Crete silty clay loam | 34.29 | 29.6% | | 49 |
| 3404 | Longford silty clay loam | 26.05 | 22.5% | | 53 |
| 3962 | Hastings silty clay loam | 22.69 | 19.6% | | 53 |
| 3824 | Crete silt loam | 22.28 | 19.2% | | 63 |
| 3825 | Crete silt loam | 6.14 | 5.3% | | 62 |
| 3777 | Muir silt loam | 2.36 | 2.0% | | 78 |
| 4182 | Longford silty clay loam | 1.01 | 0.9% | | 51 |
| 3403 | Longford silty clay loam | 0.82 | 0.7% | | 65 |
| 3776 | Muir silt loam | 0.20 | 0.2% | | 79 |
| | | | Weighted Average | | 54.8 |



FARM DETAILS

Cropland Acres: 114.51

Base Acres: 103.1

Wheat: 4.96 Base Acres with a PLC Yield of 61

Corn: 53.86 Base Acres with PLC Yield of 123

Soybeans: 44.28 Base Acres with a PLC Yield of 39

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