

LAND AUCTION

SIoux COUNTY - HOLLAND & LYNN TOWNSHIPS



147 ACRES

Wednesday, September 30, 2026 - 10:30 A.M.
Prairie Winds Events Center - 908 8th Street SE - Orange City, IA

Auctioneer's Note

AgCentric Farm Agency, LLC and Midwest Land Management are proud to offer two exceptional parcels of prime Sioux County, Iowa farmland for sale on September 30, 2026. Having been in the Bloemendaal family for many years, these highly sought-after tracts represent a rare opportunity to build on your own legacy. The farms feature outstanding, highly productive soils and are ideally situated near the thriving community of Orange City and nearby Newkirk, Iowa. Opportunities to acquire land of this quality and location are few and far between, making this an auction you won't want to miss. Contact AgCentric Farm Agency, LLC or Midwest Land Management today to secure a full brochure and learn more about this premium land offering.

Tract I Details

Directions: One mile north of Orange City on County Rd K64 (Albany Ave) and one mile west on 430th Street. The property is located northeast of the intersection of 430th Street and Ironwood Avenue.

Legal Description: The West Half of the Southwest Quarter (W ½ SW ¼) of Section Twenty (20), Township Ninety-five (95) North, Range Forty-four (44) EXCEPT the North 13 acres thereof, West of the 5th P.M., Sioux County, Iowa.

Farm Data

FSA Cropland Acres: 64.31 acres
Primary Soil Types: Galva & Primghar
DCP Base Acres: 32.49 (corn) & 31.81 (soybean)
PLC Yields: 174 bu/acre (corn)
59 bu/acre (soybean)
Real Estate Taxes: \$2,050 (\$30.60/acre)



Terms

10% earnest money day of auction.
Closing on or before November 13, 2026.
Taxes prorated to settlement date.
Leases have been terminated effective 2/28/2027.
Open lease for 2027 crop year.
All final bids subject to owner approval.

AgCentric
Farm Agency, LLC

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Contact Information

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2506 11th Avenue SW, PO Box 909
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Tract 2 Details

Directions: Two miles north of Newkirk on Kingbird Avenue and one mile east on 380th Street, or two miles north of Hospers on Highway 60 and three miles west on 380th Street. The property is located southeast of the intersection of 380th Street and Kiwi Avenue.

Legal Description: The North half of the Northwest Quarter (N ½ NW ¼) of Section Thirty-two (32), Township Ninety-six (96) North, Range Forty-three (43) West of the 5th P.M., Sioux County, Iowa .



Farm Data

FSA Cropland Acres: 77.06 acres
Primary Soil Types: Galva & Primghar
DCP Base Acres: 38.50 (corn) & 38.40 (soybean)
PLC Yields: 178 bu/acre (corn)
54 bu/acre (soybean)
Real Estate Taxes: \$2,640 (\$33/acre)

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Method of Sale • Successful bidder will have choice of tracts.



AgCentric Farm Agency LLC and Midwest Land Management are Agents for the seller, Randy Keith Bloemendaal Family Trust, in this transaction. The property is being offered for sale “as-is, where-is” with no guarantees either expressed or implied. All data on this advertising was obtained from sources believed to be accurate and reliable. Seller and Agents assume no liability for data provided by third parties.

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