



**3,200 Head
Sow Farm Site
25.15 A M/L**

Martin County, MN

\$600,000



Ceylon, MN

Overview	
Permitted Capacity AU	1,462.40
Gestation Spaces	2,652
Farrowing Spaces	544
Gilt Development Spaces	700
ISO—Nursery Spaces	175

**Showings By Appointment Only
Call Agent to schedule a time.**

Property Overview

- Site Constructed in 1996 and additional farrowing built in 2005.
- Incoming isolation with bio secure entrance, grower and gilt development added in 2001.
- Buildings were Negative Filtered in 2008 with fenced perimeter.
- Seven bay compost on site.
- Two wells on site for adequate and reliable water source.
- NMP and manure agreement available to review.
- Located on 25.15 Acres M/L.



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Property Highlights



Property Highlights

- Constructed in 1996 with 2 Gestation Buildings and 2 Farrowing Buildings.
- Additional 110 Farrow Crates added in 2005.
- Bio Secure Dutch Entrance with Office, 3 Showers, Breakroom and Laundry.
- Remodeled office & showers in 2023.
- D&D room & UV chamber.
- Original farrowing crates are SS crates, solid rod farrowing crates in 2005.
- New farrowing floors 2023.
- Solid Rod Gestations Stalls.
- Gilt Isolation and GDU built in 2001 with separate entrance with shower and laundry.
- Unit was Negative Filtered in 2008
- Fenced perimeter
- 18,000 gallon LP tank
- On site 375 KW Autostart Generator & Sensaphone alarm system

DISCLAIMER

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3,200 Head Sow Farm 25.15 Acres

Site Overview

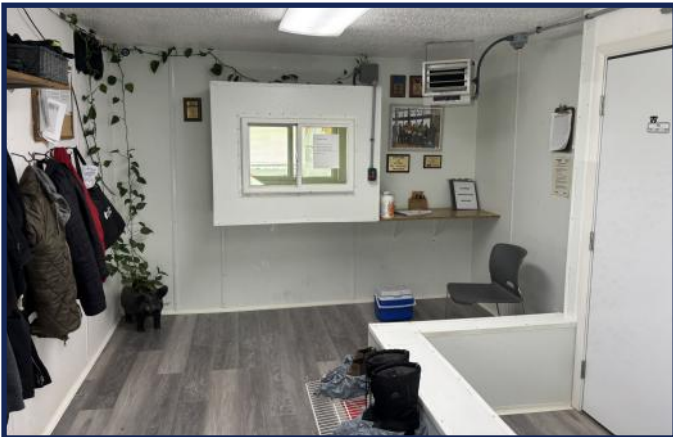
Building Type:	Farrowing		Breeding - Gestation		GDU	
Number:	West	East	West	East	1 ISO	1
Dimensions:	62' x 377'	62' x 256'	62' x 424'	62' x 424'	62' x 308'	
Year Built:	1996 - 2005	1996	1996	1996	2001	
Number of Rooms:	13	11	1	1	1	1
Room Dimensions	(11)- 24' x 56' ID (2) - 48' x 56' ID	(10) - 24' x 56' ID	61' x 423'	61' x 423'	24' x 50' ID	61' x 282'
Pig Spaces:	325	219	1326	1326	175	700
Pens per Room:	(22) - 5'x 8' FR Crates (44) - 5' x 8' FR Crates	(22) - 5' x 8' FR Crates	1326 - 22" x 7' Stalls	1326 - 22" x 7' Stalls	4 - Pens	210 - Stalls 29 - Pens
Pit Depth:	Pull Plug- Deep Pit	Pull Plug	Deep Pit	Deep Pit	Deep Pit	
Ventilation:	Negative Filtered	Negative Filtered	Negative Filtered	Negative Filtered	Negative Filtered	Negative Filtered
Ventilation Controller:	Choretime	Choretime	Varifan	Varifan	Phason SUPRA	Phason SUPRA
Emergency System(s):	375KW KatoLight Site Generator/SensaPhone					
Ceiling:	Painted PPD	Painted PPD	Painted Steel	Painted Steel	Painted Steel	Painted Steel
Flooring:	Cast & TriBar	Cast & TriBar	Concrete 60/40 Slat	Concrete 60/40 Slat	Concrete Slats	Concrete Slats
Feed System:	Chain Disk to Drop	Chain Disk to Drop	Flex to Sow Drop	Flex to Sow Drop	Model 300 Flex	Model 300 Flex
Feeders:	SS Sow Fdr	SS Sow Fdr	SS Trough	SS Trough	6 - SS Fdrs	16 - SS Fdrs & Trough
Waterers:	SS Floor Cup	SS Floor Cup	Valve to SS Trough	Valve to SS Trough	SS Nipple	SS Nipple & Trough
Load Out:	Bio Secure Attached Filtered					
Office:	44' x 50' Filtered Attached with 3 Showers, Office, Breakroom/Kitchen, Bathroom, Laundry.			12' x 24' Filter with Shower, Laundry		
Taxes:	\$3,364.00					



View from Southeast



Bio Secure Entrance & Office



Dutch Entry



Breakroom and Office



Farrow Hallway



Typical Farrow Crate



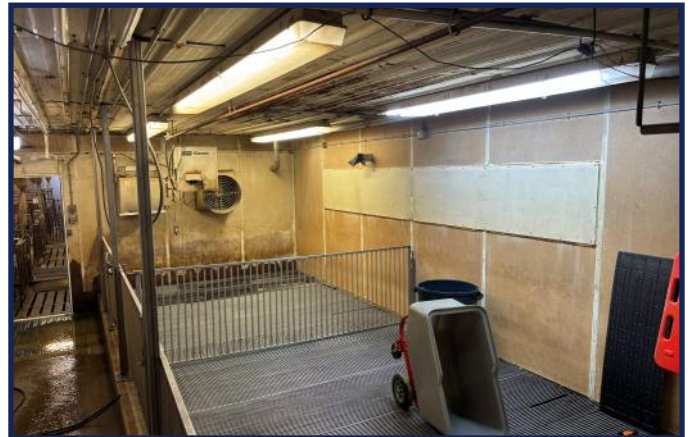
Farrow Room Controller



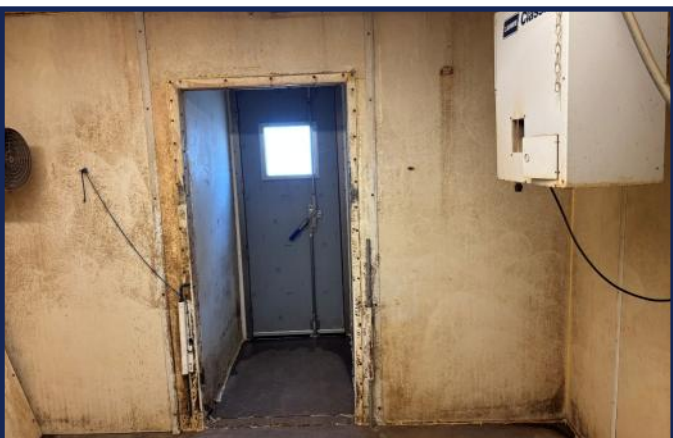
44 Crate Farrow Room



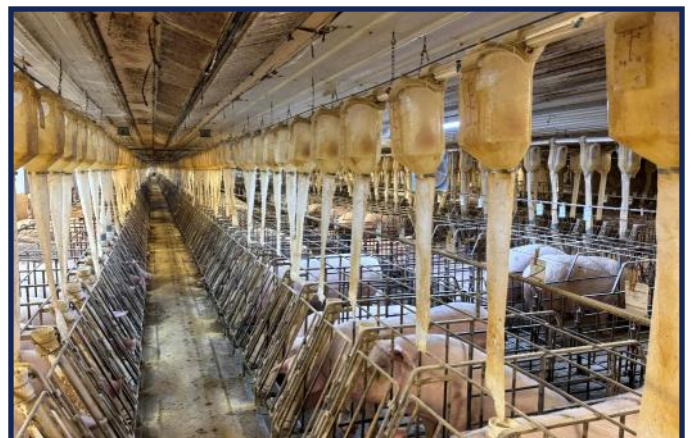
22 Crate Farrow Room



Filtered Holding Room



Bio Secure Loadouts



Gestation Room



2nd Room View



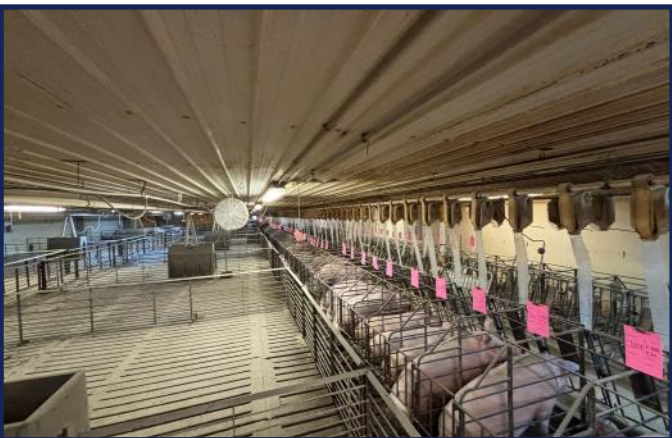
Gestation Room Controller



Gestation View



Gilt Iso & GDU



GDU Interior



View from Northwest