



HAMMOND

REALTY

\$260,000

Kerrobert Farmland / Pastureland



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R E A L T Y

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One quarter section of cultivated farmland northeast of Kerrobert, Saskatchewan, in the Rural Municipality of Mariposa #350. Soils are within the Dark Brown soil zone, mapped as Elstow Clay to Clay Loam. Canada Land Inventory mapping shows this as productive Class 3 soils. Overall soil final rating is 58.3 points per cultivated acre, with 86 acres arable, plus native grass that has been pastured. Crop Insurance rates this as "G" soil. Very good access.

This land is under lease for 2026 and is available to farm in 2027. There is no right of first refusal.

SE 20-35-21-W3

155.94 title acres (ISC)

SAMA Information

86 arable acres

\$240,400 total 2025 assessed value (AV)

58.3 soil final rating (weighted average)

Sale Information

\$260,000 Farmland

\$1,667 per Total acre (ISC)

\$3,023 per cultivated acre (SAMA)

1.08 times the 2025 assessment

\$260,000 Total List Price



Detailed Description of Farmland Property

Legal Land Description							ISC	SAMA Information									SCIC		RM
RM	Qtr.	Sec.	Twp.	Rng.	Mer.	Ext.	Title Acres	Total Acres	Cult. Acres	Hay Acres	Pasture Acres	Other Acres	2025 Assessed Fair Value (AV)	Soil Association	Soil Texture	Soil Final Rating	Class	Risk Zone	Property Taxes
350	SE	20	35	21	3	0	155.94	156	86	0	57	13	\$240,400	Elstow	Clay Loam; Clay	58.3	G	16	\$776.14
Totals							155.94	156	86	0	57	13	\$240,400	Weighted Average Final Rating 58.3					\$776.14

Average per 160 acres \$246,564

SAMA Information

This information is collected from Saskatchewan Assessment Management Agency via field sheets on each individual parcel. It includes specific information such as: assessed value, uses of soil (cultivated, arable, pasture, wetlands, etc), number of acres for each use, soil profile information including association & texture, topography, stones, salinity and soil final rating.

Soil Final Rating

The final rating (FR) is the productivity rating for the acres adjusted for economic factors that affect the average cost of production for specified features. The economic factors include stones, topography, natural hazards, man-made hazards, tree cover and miles to market. The final rating units are index points per acre. Soils are given a rating from 100 (best) to 0 (worst). Soils with a final rating under 30 are marginal and rarely cropped.

<https://www.sama.sk.ca/property-owner-services/detailed-property-information>

Saskatchewan Crop Insurance Corporation (SCIC)

SCIC gives a class rating to every quarter section in Saskatchewan to reflect its productivity. Ratings range from Class A (best) to Class P (worst). There are 23 different risk zones in Saskatchewan. Please note a class B rating in risk zone 3 does not necessarily have the same productive capacity as a class B rating in risk zone 16.

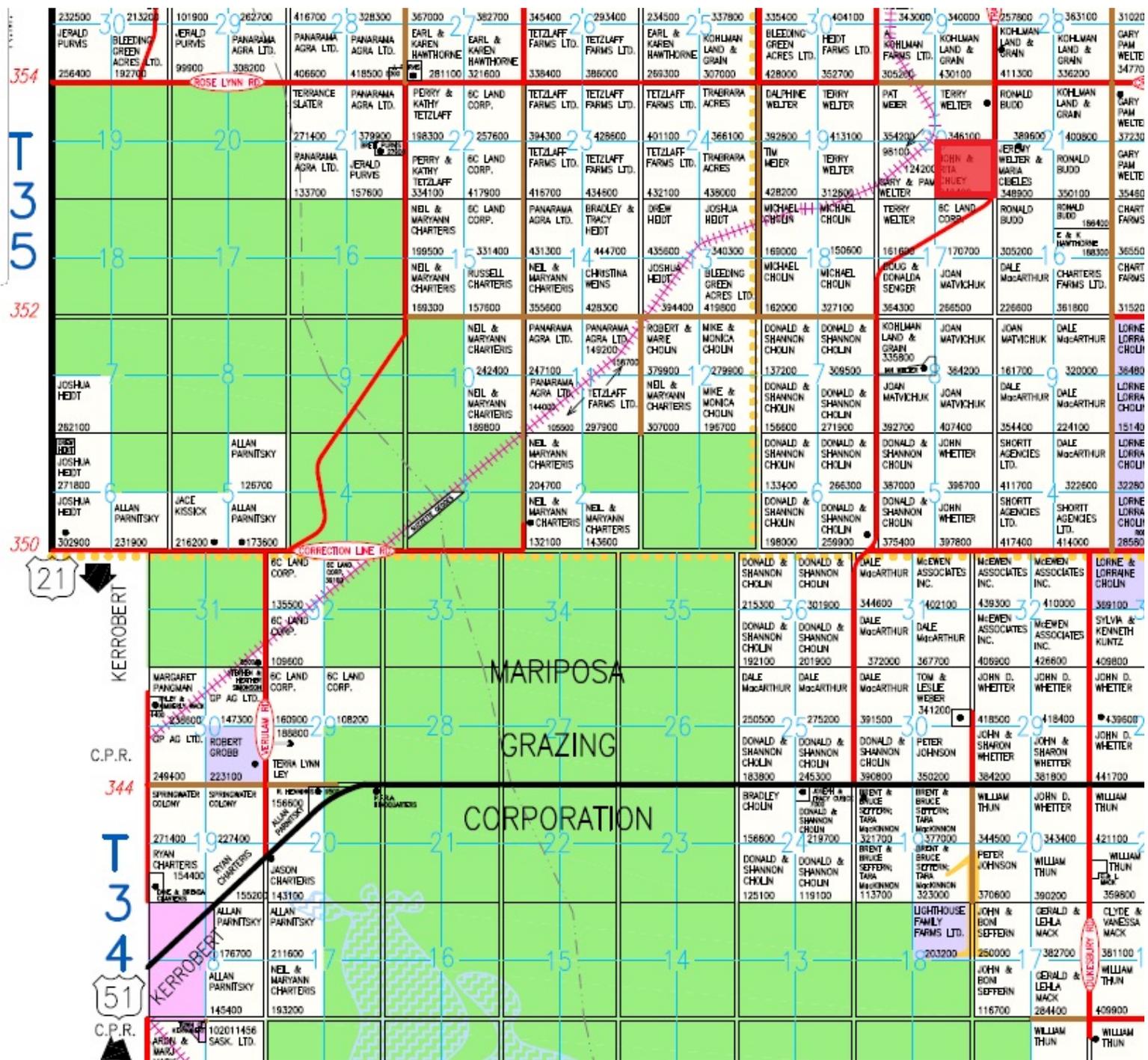
[Sask Grains Risk Zones](http://www.saskcropinsurance.com/resources/maps/sask-grains-risk-zone/) <http://www.saskcropinsurance.com/resources/maps/sask-grains-risk-zone/>

[Parcel Crop Insurance Rating](https://www.scic.ca/?resources/calculators/generic-what-if-insurance-cost-calculator) <https://www.scic.ca/?resources/calculators/generic-what-if-insurance-cost-calculator>









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