



HAMMOND

R E A L T Y

\$195,000

Maymont 155 acres Mixed Farmland



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Property Description:

155 acres of mixed farmland is located in RM 377 Glenside approximately 19km southwest of Maymont.

This quarter section is comprised of class 3 black soil (Meota and Hamlin association) with a loamy sand to fine sandy loam texture. The land includes 87 acres of arable cropland, the balance is native grass and aspen pasture.

Farmland & Price Summary

2 Parcels

154 Title Acres (ISC)

SAMA Information

154 Total Acres

82 Cultivated Acres

70 Native Pasture Acres

2 Wetland/Bush Acres

\$156,000 Total Assessed Value (2025)

\$162,078 Average Assessment per 160 Acres

31.2 Soil Final Rating (Weighted Average)

\$195,000 Farmland Price

\$1,264 per Total acre (ISC)

\$2,378 per cultivated acre (SAMA)

1.25 times the 2025 Assessed Value

Directions:

From Maymont: 11km south on 376, 6km west, 2.4km north

From Spinny Hill: 2.4km north

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	Soil Association	Soil Texture	Soil Final Rating	Class	Risk Zone	Property Taxes
377	NW	34	40	13	3	1	60.6	154	82	0	70	2	156,000	Hamlin and Meota	Fine Sandy Loam to Loamy Sand	31.2	K	19	360
377	NW	34	40	13	3	2	93.7												
Totals							154.3	154	82	0	70	2	\$156,000	Weighted Average Final Rating 31.2					\$360

Average per 160 acres \$162,078

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>

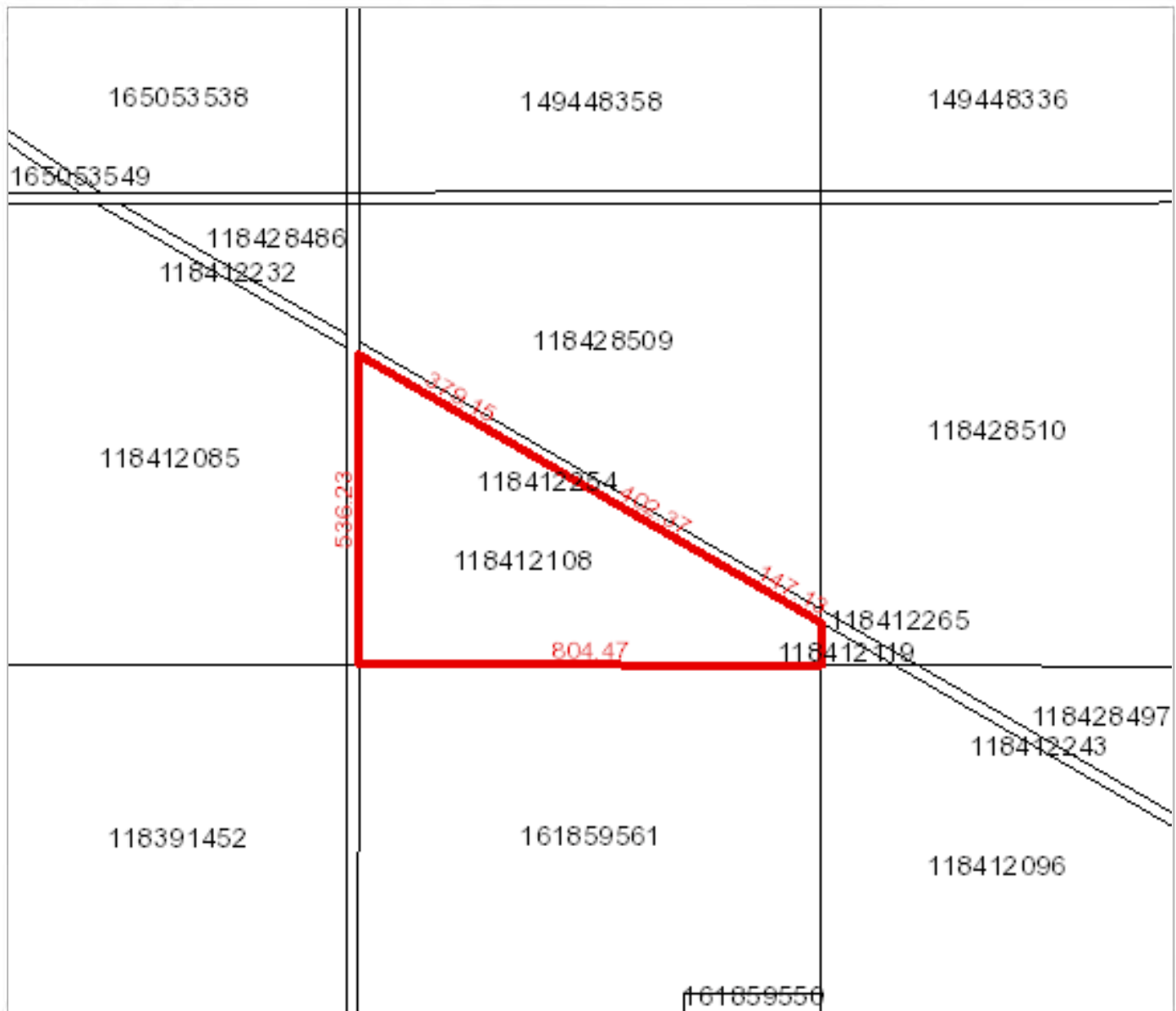






Surface Parcel Number: 118412108

REQUEST DATE: Wed Jan 6 11:44:33 GMT-06:00 2021



Owner Name(s) : PARK ROAD HOLDINGS LTD.

Municipality : RM OF GLENSIDE NO. 377

Title Number(s) : 152701624

Parcel Class : Parcel (Generic)

Land Description : NW 34-40-13-3 Ext 1

Source Quarter Section : NW-34-40-13-3

Commodity/Unit : Not Applicable

Area : 24.527 hectares (60.61 acres)

Converted Title Number : 01MW06708

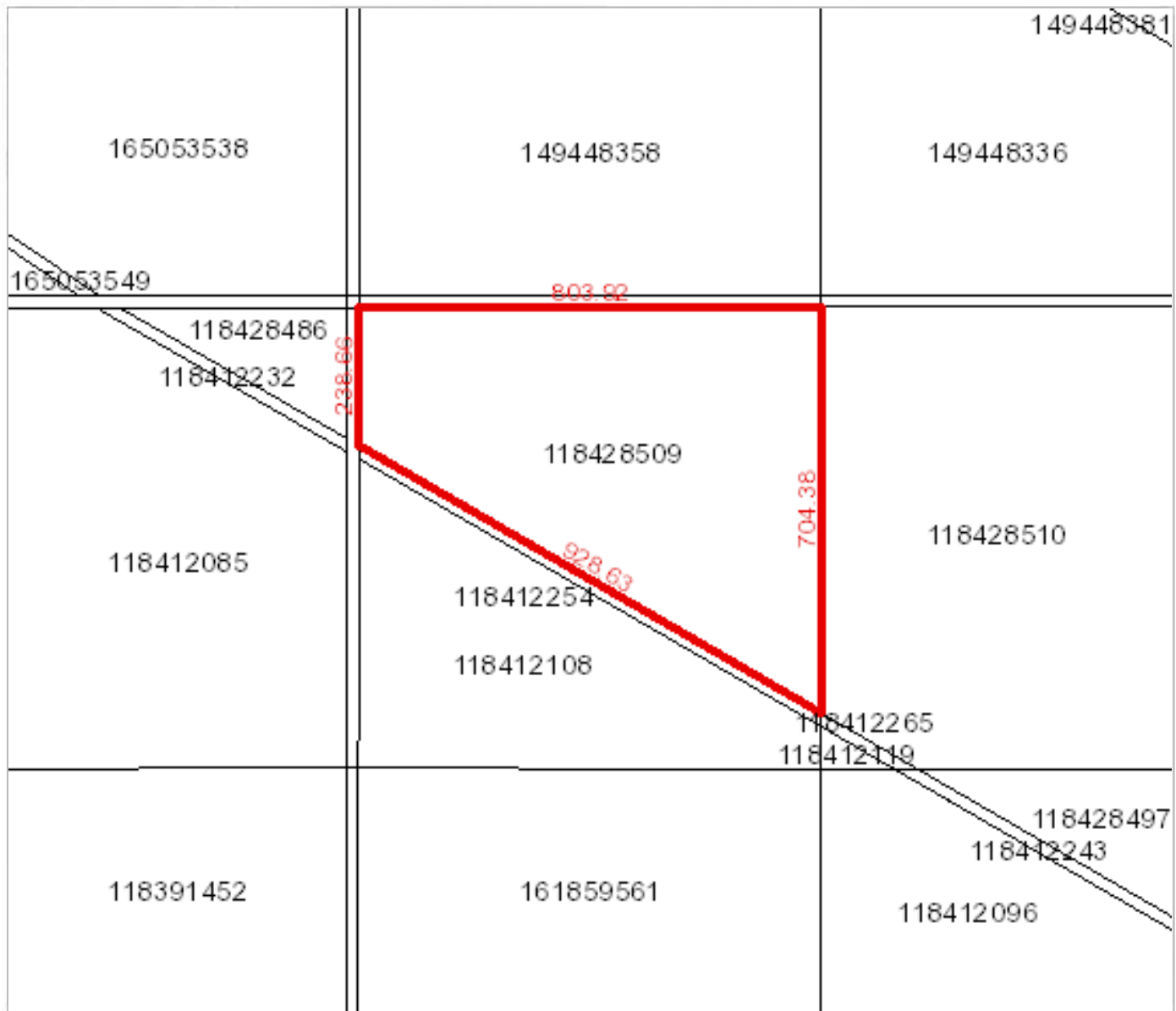
Ownership Share : 1:1

DISCLAIMER: THIS IS NOT A PLAN OF SURVEY It is a consolidation of plans to assist in identifying the location, size and shape of a parcel in relation to other parcels. Parcel boundaries and area may have been adjusted to fit with adjacent parcels. To determine actual boundaries, dimensions or area of any parcel, refer to the plan, or consult a surveyor.



Surface Parcel Number: 118428509

REQUEST DATE: Wed Jan 6 11:45:05 GMT-06:00 2021



Owner Name(s) : PARK ROAD HOLDINGS LTD.

Municipality : RM OF GLENSIDE NO. 377

Title Number(s) : 152701646

Parcel Class : Parcel (Generic)

Land Description : NW 34-40-13-3 Ext 2

Source Quarter Section : NW-34-40-13-3

Commodity/Unit : Not Applicable

Area : 37.912 hectares (93.68 acres)

Converted Title Number : 01MW06708

Ownership Share : 1:1

DISCLAIMER: THIS IS NOT A PLAN OF SURVEY It is a consolidation of plans to assist in identifying the location, size and shape of a parcel in relation to other parcels. Parcel boundaries and area may have been adjusted to fit with adjacent parcels. To determine actual boundaries, dimensions or area of any parcel, refer to the plan, or consult a surveyor.

Property Report

Print Date: 10-Jun-2025

Page 1 of 2

Municipality Name: RM OF GLENSIDE (RM)

Assessment ID Number : 377-000734200

PID: 202303145



Civic Address:

Legal Location: Qtr NW Sec 34 Tp 40 Rg 13 W 3 Sup 00

Supplementary: EXCEPT: RD
ISC PCL# 118412108 & 118428509

Title Acres: 154.29

School Division: 202

Neighbourhood: 377-100

Overall PUSE: 2000

Call Back Year:

Reviewed: 12-Dec-2022

Change Reason: Reinspection

Year / Frozen ID: 2025/-32560

Predom Code:

Method in Use: C.A.M.A. - Cost

AGRICULTURAL ARABLE LAND

Acres	Land Use	Productivity Determining Factors		Economic and Physical Factors		Rating	
68.00	K - [CULTIVATED]	Soil association 1	ME - [MEOTA]	Topography	T1 - Level / Nearly Level	\$/ACRE	1,210.44
		Soil texture 1	LS - [LOAMY SAND]	Stones (qualities)	S1 - None to Few	Final	32.19
		Soil texture 2	S - [SAND]				
		Soil profile 1	OR10 - [CHERN-ORTH (CA 9-12)]				
14.00	K - [CULTIVATED]			Natural hazard	NH: Natural Hazard Rate: 0.96		
		Soil association 2	ME - [MEOTA]				
		Soil texture 3	LS - [LOAMY SAND]				
		Soil texture 4	S - [SAND]				
		Soil profile 2	SG - [SINGLE GRAIN]				
		Top soil depth	ER25				
		Soil association 1	HM - [HAMLIN]	Topography	T1 - Level / Nearly Level	\$/ACRE	997.92
		Soil texture 1	FL - [FINE SANDY LOAM]	Stones (qualities)	S5 - Very Strg	Final	26.54
		Soil texture 2		Phy. Factor 1	35% reduction due to PSA4 - [65 : Poor Drain/Sal. - VStrong]		
		Soil profile 1	OR12 - [CHERN-ORTH (CA 12+)]				
				Natural hazard	NH: Natural Hazard Rate: 0.96		
		Soil association 2	MF - [MAYFAIR]				
		Soil texture 3	LL - [LIGHT LOAM]				
		Soil texture 4					
		Soil profile 2	OR12 - [CHERN-ORTH (CA 12+)]				
		Top soil depth	ER10				

AGRICULTURAL PASTURE LAND

Acres	Land Use	Productivity Determining Factors		Productivity Determining Factors		Ratin	
33.00	NG - [NATIVE GRASS]	Soil association 1	HM - [HAMLIN]	Range site	L/SY: LOAMY/SANDY	\$/ACRE	1,114.16
		Soil texture 1	FL - [FINE SANDY LOAM]	Pasture Type	N - [Native]		
		Soil texture 2		Pasture Topography	T2: Gentle 3-5% Slopes		
				Grazing water source	WS: Slough		
				Pasture Tree Cover	NO - [NO]		
				Aum/Acre	0.50		

Municipality Name: RM OF GLENSIDE (RM)

Assessment ID Number : 377-000734200

PID: 202303145

27.00	ASP - [ASPEN PASTURE]	Soil association 2	MF - [MAYFAIR]	Aum/Quarter	80.00				
		Soil texture 3	LL - [LIGHT LOAM]						
		Soil texture 4							
		Soil association 1	HM - [HAMLIN]	Range site	L/SY: LOAMY/SANDY			\$/ACRE	557.08
		Soil texture 1	FL - [FINE SANDY LOAM]	Pasture Type	N - [Native]				
		Soil texture 2		Pasture Topography	T2: Gentle 3-5% Slopes				
				Grazing water source	WS: Slough				
				Pasture Tree Cover	ASP - [ASPEN]				
				Aum/Acre	0.20				
				Aum/Quarter	32.00				
10.00	NG - [NATIVE GRASS]	Soil association 2	MF - [MAYFAIR]						
		Soil texture 3	LL - [LIGHT LOAM]						
		Soil texture 4							
		Soil association 1	HM - [HAMLIN]	Range site	SAU: SALINE UPLAND			\$/ACRE	791.64
		Soil texture 1	FL - [FINE SANDY LOAM]	Pasture Type	N - [Native]				
		Soil texture 2		Pasture Topography	T1: Level 0-2.5% Slopes				
				Grazing water source	WS: Slough				
				Pasture Tree Cover	NO - [NO]				
				Aum/Acre	0.30				
				Aum/Quarter	48.00				
		Soil association 2	MF - [MAYFAIR]						
		Soil texture 3	LL - [LIGHT LOAM]						
		Soil texture 4							

AGRICULTURAL WASTE LAND

Acres	Waste Type
2	WASTE SLOUGH BUSH

Assessed & Taxable/Exempt Values (Summary)

Description	Appraised Values	Adjust Reason	Liability Subdivision	Tax Class	Percentage of value	Taxable	Adjust Reason	Exempt	Adjust Reason	Tax Status
Agricultural	\$156,000		1	Other Agricultural	55%	\$85,800				Taxable
Total of Assessed Values:	\$156,000				Total of Taxable/Exempt Values:	\$85,800				

WEST OF THE THIRD MERIDIAN

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