

Agricultural Real Estate Transfers

Westlock County

1999-2018

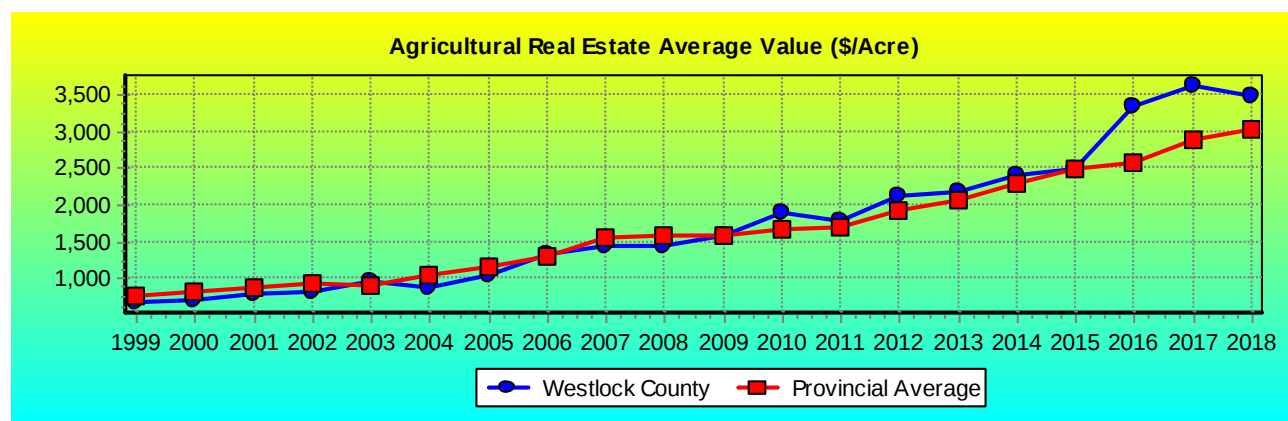
The value, acreage and number of lands transfers are sorted by the C.L.I. class of the real estate transferred.

Note: Average value for All Classes is weighted by the number of acres transacted in each C.L.I. Class. Also the information collected is not guaranteed to include all transacted sales, nor is it intended to constitute an appraisal or opinion of value for a specific parcel of land. A more comprehensive appraisal of a particular piece of land should be performed in order to determine the actual market price. Changing market conditions can have immediate impacts on land values.

The Canada Land Inventory (C.L.I.) rating system provides an indication of the agricultural capability of land. The C.L.I. class for each parcel of land is determined by the dominant C.L.I. class for the parcel, usually a quarter-section of land. This permits comparisons of the real estate value of land of similar productive capability.

The definitions of the land classes used in these reports are:

- Class 1 - Soils with no significant limitations in use for crops.
- Class 2 - Soils with moderate limitations that restricts the range of crops or require moderate conservation practices.
- Class 3 - Soils with moderately severe limitations that restricts the range of crops or require special conservation practices.
- Class 4 - Soils with severe limitations that restricts the range of crops or require special conservation practices or both.
- Class 5 - Soils that are unsuitable for annual cultivation. These soils could be improved for the production of perennial forages or pasture.
- Class 6 - Soils that have some natural grazing potential but where improvement practices are not feasible.
- Other - Soils that have no capability for arable culture or permanent pasture, soils that are organic and frequently found in the wooded regions of the province and soils that could not be assigned a C.L.I. class because of a lack of a suitable map.



Year	CLI 1	CLI 2	CLI 3	CLI 4	CLI 5	CLI 6	Ohter	All Classes
Average Value (\$ per Acre)								
1999	1,119.45	890.32	560.73	551.45	319.40	937.50	371.03	664.00
2000	1,208.10	1,031.99	752.87	549.60	414.27	324.90	570.35	698.16
2001	1,072.95	902.27	743.39	809.09	464.57	544.88	625.60	784.17
2002	874.31	916.26	723.41	592.66	622.70	-	1,009.86	795.00
2003	1,045.83	1,083.36	937.16	949.74	1,062.50	312.50	891.34	954.31
2004	584.20	863.16	807.60	1,144.33	559.15	-	566.72	874.21
2005	963.71	1,063.12	1,490.36	719.25	654.09	-	886.19	1,026.21
2006	1,639.33	1,577.65	1,941.83	624.65	582.74	-	1,152.98	1,315.77
2007	1,128.76	1,459.98	1,844.26	1,306.18	894.13	-	1,451.26	1,441.38
2008	-	1,922.95	1,727.59	1,201.67	1,693.35	868.35	931.89	1,433.79
2009	2,417.99	2,199.31	1,698.37	1,022.17	1,279.52	1,391.37	1,096.45	1,562.88
2010	1,338.56	2,322.01	1,660.14	1,623.33	588.87	975.46	2,183.87	1,885.05
2011	2,173.01	2,390.41	1,782.33	821.91	4,433.97	938.24	1,986.27	1,774.79
2012	2,501.97	2,698.68	2,067.25	1,485.10	2,752.17	-	2,585.56	2,122.94
2013	-	2,544.01	2,522.66	1,722.69	2,443.73	1,797.60	1,856.37	2,164.28
2014	3,249.27	3,567.45	2,612.21	1,544.20	890.72	125.10	2,585.81	2,403.42
2015	-	4,132.89	2,149.91	1,731.84	-	1,407.36	2,794.82	2,477.74
2016	6,148.63	5,835.09	3,472.07	2,491.99	1,246.18	-	2,816.76	3,344.34
2017	5,452.04	3,766.08	3,484.47	2,571.98	-	4,713.10	6,559.35	3,623.13
2018	4,481.86	4,833.96	3,903.02	3,607.53	-	1,480.75	2,330.94	3,486.31
Acres Transferred								
1999	1,196	4,842	3,481	3,172	1,063	160	2,053	15,968
2000	800	1,350	3,567	3,740	742	154	1,799	12,153
2001	475	4,259	4,925	2,362	712	156	1,471	14,359
2002	1,250	1,838	2,902	2,239	463	-	1,949	10,640
2003	480	1,249	1,277	1,869	160	160	1,418	6,613
2004	462	1,720	2,202	2,316	89	-	968	7,759
2005	455	2,377	2,259	3,050	159	-	804	9,104
2006	771	2,692	1,385	2,001	240	-	1,611	8,700
2007	696	924	2,652	2,935	878	-	944	9,029
2008	-	1,536	1,165	738	240	628	1,254	5,561
2009	631	877	1,887	1,369	316	108	1,083	6,269
2010	320	2,052	1,889	1,170	314	158	1,874	7,777
2011	465	1,332	2,312	1,825	316	320	680	7,249
2012	160	1,715	2,181	1,838	160	-	314	6,368
2013	-	796	2,247	1,974	284	476	458	6,235
2014	146	1,272	2,297	1,512	317	160	321	6,024
2015	-	1,833	2,440	2,739	-	320	478	7,809
2016	319	391	2,761	1,976	159	-	385	5,991
2017	314	762	2,751	1,498	-	320	315	5,960
2018	223	315	1,859	799	-	80	1,175	4,451
Number of Transfers								
1999	6	25	22	21	6	1	6	87
2000	5	9	22	24	5	1	10	76
2001	3	23	27	16	5	1	10	85
2002	8	12	19	14	3	-	12	68
2003	3	8	9	12	1	1	7	41
2004	3	10	13	14	1	-	7	48
2005	3	14	15	19	1	-	3	55
2006	5	17	8	13	2	-	11	56
2007	5	6	19	19	6	-	6	61
2008	-	10	8	6	2	4	8	38
2009	4	6	12	9	2	1	7	41
2010	2	13	13	8	2	1	12	51
2011	3	9	15	17	2	2	5	53
2012	1	11	14	15	1	-	2	44
2013	-	5	15	15	2	3	3	43
2014	1	8	16	12	2	1	2	42
2015	-	12	15	21	-	2	4	54
2016	2	3	19	13	1	-	3	41
2017	2	5	18	11	-	2	2	40
2018	2	2	13	6	-	1	8	32