

# Agricultural Real Estate Transfers

## Beaver County

1999-2018

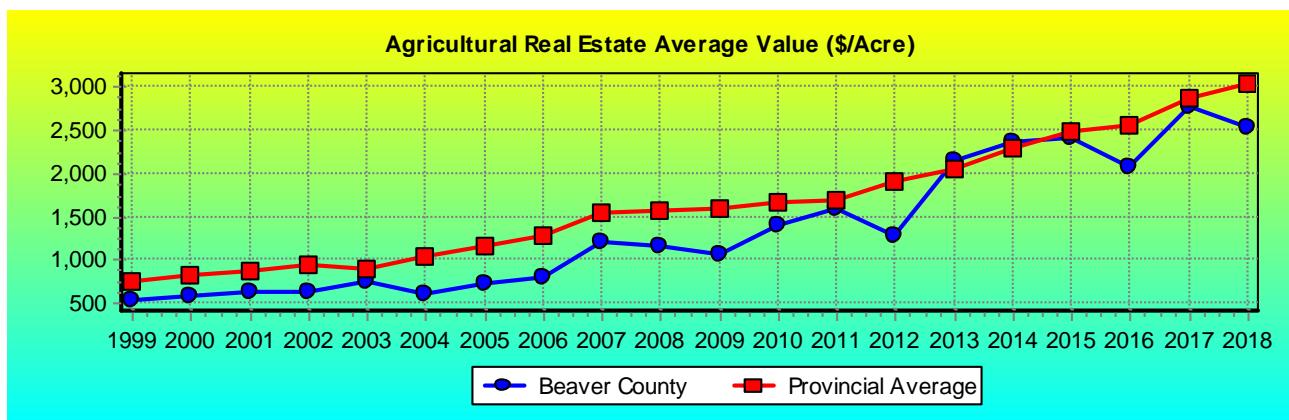
The value, acreage and number of lands transfers are sorted by the C.L.I. class of the real estate transferred.

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
<b>Average Value (\$ per Acre)</b>								
1999	-	593.44	472.36	342.89	1,169.08	601.75	-	525.74
2000	-	580.87	610.29	504.68	478.85	-	-	577.35
2001	1,180.20	619.41	639.11	563.28	-	-	-	620.25
2002	1,000.00	711.50	523.11	473.01	979.00	1,049.56	601.38	622.19
2003	-	828.65	547.72	721.45	664.37	1,369.13	-	740.46
2004	-	697.56	619.57	518.02	692.39	-	-	600.89
2005	-	800.04	759.43	487.64	644.71	-	-	717.31
2006	-	846.19	848.08	588.95	-	-	-	798.93
2007	-	1,308.69	920.27	960.26	4,024.28	-	3,575.79	1,192.44
2008	-	1,277.02	860.52	925.22	2,251.78	-	993.43	1,154.40
2009	-	996.92	969.51	1,786.45	-	2,156.85	344.46	1,049.52
2010	-	1,068.59	1,283.21	1,788.41	-	-	1,905.72	1,387.61
2011	-	1,581.46	1,929.41	963.47	1,458.53	-	1,227.30	1,574.02
2012	-	1,431.79	1,183.20	909.42	1,672.63	-	-	1,266.66
2013	-	2,428.51	1,857.96	1,451.42	-	-	1,976.68	2,139.11
2014	-	2,701.67	1,898.59	1,643.65	299.06	1,865.26	2,561.06	2,357.17
2015	2,375.14	2,714.90	1,622.30	1,438.64	3,364.94	-	-	2,416.43
2016	-	2,339.85	2,203.11	1,277.30	3,127.47	-	971.26	2,070.80
2017	2,370.68	3,193.74	2,301.01	2,621.15	1,834.46	1,132.89	791.54	2,772.93
2018	-	2,681.58	2,366.17	2,318.19	2,998.91	-	-	2,520.95
<b>Acres Transferred</b>								
1999	-	5,303	2,825	4,366	889	241	-	13,624
2000	-	8,104	5,682	2,318	480	-	-	16,583
2001	161	5,985	3,116	2,526	-	-	-	11,788
2002	640	8,225	5,046	4,274	317	119	132	18,752
2003	-	8,858	3,922	1,430	637	80	-	14,927
2004	-	3,974	2,419	5,888	640	-	-	12,921
2005	-	8,760	3,358	3,521	791	-	-	16,430
2006	-	6,290	3,654	2,271	-	-	-	12,214
2007	-	5,295	4,631	2,736	318	-	159	13,139
2008	-	4,917	1,890	753	160	-	313	8,033
2009	-	4,018	3,050	596	-	218	319	8,202
2010	-	2,065	2,142	1,846	-	-	275	6,329
2011	-	2,543	3,308	1,724	274	-	318	8,167
2012	-	2,261	1,728	1,090	395	-	-	5,474
2013	-	4,180	3,342	318	-	-	319	8,159
2014	-	3,912	1,592	788	100	120	1,033	7,546
2015	158	2,860	1,353	320	569	-	-	5,259
2016	-	2,105	1,117	899	160	-	154	4,435
2017	79	6,275	3,233	1,397	317	159	158	11,619
2018	-	3,238	2,679	704	78	-	-	6,699
<b>Number of Transfers</b>								
1999	-	33	17	20	6	1	-	77
2000	-	46	23	15	3	-	-	87
2001	1	35	19	13	-	-	-	68
2002	2	47	27	21	2	1	1	101
2003	-	45	24	9	4	1	-	83
2004	-	24	15	20	3	-	-	62
2005	-	47	18	19	5	-	-	89
2006	-	38	23	12	-	-	-	73
2007	-	36	30	18	2	-	2	88
2008	-	33	12	5	1	-	2	53
2009	-	27	19	5	-	2	2	55
2010	-	13	14	12	-	-	2	41
2011	-	16	22	11	2	-	2	53
2012	-	15	11	7	3	-	-	36
2013	-	27	22	2	-	-	2	53
2014	-	26	11	5	1	1	7	51
2015	1	19	10	2	4	-	-	36
2016	-	15	7	6	1	-	1	30
2017	1	42	21	8	3	1	1	77
2018	-	21	18	5	1	-	-	45