

Agricultural Real Estate Transfers

M.D. of Big Lakes

1999-2018

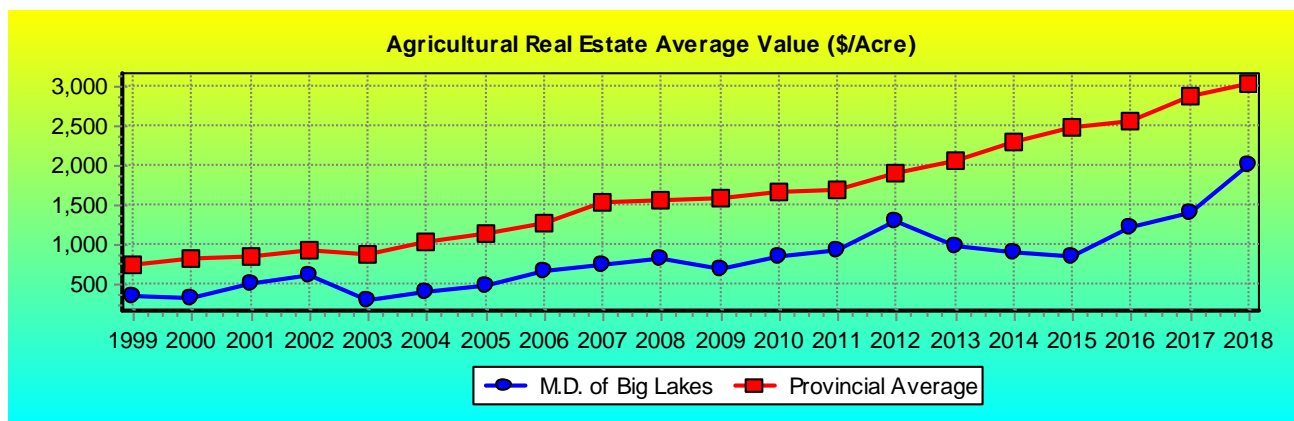
The value, acreage and number of lands transfers are sorted by the C.L.I. class of the real estate transferred.

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	-	440.62	365.40	292.80	125.40	-	508.49	360.01
2000	-	694.67	347.84	250.89	139.58	-	217.08	323.58
2001	-	435.39	528.55	641.44	500.61	-	175.07	502.75
2002	-	1,291.43	570.00	618.72	175.00	-	153.13	621.13
2003	-	301.66	329.44	261.06	-	-	-	295.25
2004	-	469.49	483.89	282.93	143.75	-	410.22	409.41
2005	-	695.77	362.38	368.91	410.95	1,128.79	1,714.60	479.65
2006	-	526.35	811.52	368.04	336.54	620.21	600.90	662.88
2007	-	1,246.44	673.30	676.07	-	-	520.36	745.50
2008	-	1,161.47	707.53	905.65	-	-	678.76	823.78
2009	-	-	665.43	596.78	286.26	-	2,312.54	679.84
2010	-	691.42	739.72	911.65	908.24	-	1,302.36	848.48
2011	-	1,040.76	774.35	878.04	364.16	-	1,725.78	936.41
2012	-	2,133.55	1,210.46	1,255.17	406.57	-	1,675.53	1,305.53
2013	-	1,929.07	1,314.41	749.54	825.17	-	40.53	984.44
2014	-	1,118.68	942.32	760.62	-	-	859.69	912.44
2015	-	989.45	1,328.52	490.96	499.11	-	498.70	841.45
2016	-	1,139.44	1,180.35	1,162.45	-	2,482.79	962.64	1,207.61
2017	-	1,388.14	1,236.53	1,563.14	897.45	-	1,257.04	1,387.65
2018	-	1,285.51	2,845.47	1,621.58	1,393.31	-	1,613.17	2,007.94
Acres Transferred								
1999	-	1,563	6,933	2,507	319	-	539	11,861
2000	-	648	3,638	2,366	480	-	641	7,774
2001	-	1,241	4,757	1,580	627	-	784	8,990
2002	-	465	3,112	2,519	160	-	160	6,415
2003	-	479	1,979	2,068	-	-	-	4,527
2004	-	1,221	1,741	1,272	160	-	484	4,878
2005	-	481	2,986	1,423	959	138	308	6,295
2006	-	625	2,622	641	318	161	74	4,441
2007	-	582	1,489	1,745	-	-	279	4,094
2008	-	584	1,818	878	-	-	398	3,677
2009	-	-	1,559	478	158	-	76	2,271
2010	-	466	1,805	949	475	-	399	4,094
2011	-	770	1,091	952	158	-	307	3,278
2012	-	319	1,341	952	160	-	149	2,920
2013	-	633	795	2,065	473	-	318	4,284
2014	-	917	2,233	1,580	-	-	304	5,034
2015	-	615	1,012	955	641	-	87	3,311
2016	-	1,256	1,347	995	-	161	156	3,915
2017	-	589	2,713	2,822	156	-	70	6,350
2018	-	422	1,557	2,060	158	-	270	4,467
Number of Transfers								
1999	-	11	31	16	2	-	4	64
2000	-	5	21	9	2	-	3	40
2001	-	7	25	10	4	-	5	51
2002	-	3	21	14	1	-	1	40
2003	-	3	12	11	-	-	-	26
2004	-	8	12	8	1	-	3	32
2005	-	3	14	7	5	1	3	33
2006	-	4	17	4	2	1	1	29
2007	-	4	10	11	-	-	2	27
2008	-	4	12	6	-	-	3	25
2009	-	-	10	3	1	-	1	15
2010	-	3	12	6	3	-	3	27
2011	-	5	7	6	1	-	2	21
2012	-	2	9	6	1	-	1	19
2013	-	4	5	13	3	-	2	27
2014	-	6	14	10	-	-	2	32
2015	-	4	7	6	4	-	1	22
2016	-	8	9	7	-	1	1	26
2017	-	4	17	18	1	-	1	41
2018	-	3	11	13	1	-	2	30