



## CARNDUFF 9,945 ACRES

- ◆ 9,945.65 acres - 8,828.98 deeded + 1,116.67 leased
- ◆ 45,000 bu. Steel Grain Storage + 5,000 bu. Hopper Bottom
- ◆ 40'x60' Shop (concrete floor, hot water heat, coal boiler, electric overhead door, floor drain, attached 16'x32' office); 36'x56' Calving Barn (pole construction, steel gable roof and exterior, concrete floor, power, heated office, water tank/sink); 32'x60' Quonset (steel, concrete floor), 36'x62' Quonset (wood arch rib, 1/2 concrete floor); Barn (hip roof, L-shaped, older, lean-to); 40'x70' Quonset (concrete floor)
- ◆ 32'x72' Handling Building (steel, electrical room, concrete floor, hydraulic door, scale, 2 overhead doors, outside crowding pens, loading chutes / ramp); Feedlot (pens, corrals, feed bunks, approx. 1,800 head cap., wood slab windbreak, wood rail fence, steel gates, 1,280' concrete bunk, automated feeding plus truck loader, pump house, 8 watering bowls, above ground concrete lined silage pit); Feed Mill (3 Harvester Silo's - 2-25'x90', 1-20'x80', goliath unloaders, belt feeders, augers & drives, 20,000 bu. steel grain storage, weight dumps, grinder, shredder, mixer for feed stuffs)
- ◆ Main Home - 2,700 sq ft 3 Level Split - 5 bedrooms, 4 bathrooms (2-full, 2-3/4s), balcony, wood fireplace, oak cabinets, den, cold room, rec room, wet bar, developed basement, attached garage, boiler heat, elec. backup, central air & vac, surge tank, filter for domestic water, septic tank, 2 tier wood deck, stucco & stone exterior; well landscaped yard, gazebo, pond, greenhouse, storage shed
- ◆ Second Home - 1,856 sq ft Bi-Level - 4 bedrooms, 3 bathrooms, electric fireplace, wood fireplace, rec room, developed wood basement, double attached garage, water heat, electric backup, central air & vac, X-90 siding; landscaped yard, dog run, storage shed, dugout, well, pressure pump, septic tank
- ◆ Third Home - 928 sq ft 1 1/4 Storey - 4 bedrooms, newer siding, porch, deck, full basement, propane heat, single car garage; mature shelterbelt; well; watering bowl; 40'x62' Quonset (dirt floor)

**\$5,000,000.00**



**LANE REALTY CORP.**  
Saskatchewan Farm & Ranch Specialists™

**Phone: (306) 569-3380**  
**Fax: (306) 569-3414**

[www.lanerealtycorp.com](http://www.lanerealtycorp.com)