

**FARIBAULT  
RESIDENTIAL  
DEVELOPMENT LAND**

**61.5 +/- Acres**

**Rice County, MN**

**\$676,500**



**National Land Realty**  
1005 Superior Drive  
Northfield, MN 55057  
[www.NationalLand.com](http://www.NationalLand.com)



**Terri Jensen, ALC**  
Office: 855.384.5263  
Cell: 507.382.0908  
Fax: 864.331.1610  
[Tjensen@nationalland.com](mailto:Tjensen@nationalland.com)

The information herein is from sources deemed reliable, however the accuracy is not guaranteed.  
National Land Realty assumes no liability for error, omissions or investment results.

**OVERVIEW:**

61.50 Acres +/- NOW AVAILABLE in Faribault, Minnesota for residential development! HUGE demand in Faribault for single-family residential development. Less than 1% vacancy which means there is not enough inventory to meet demand! Take advantage of historic low interest rates to purchase and develop --- or purchase to hold as an investment! View additional information under "Property Documents" and do a virtual tour via LandTour 360!

**PARCEL #/ID:** 18.07.1.00.001

**TAXES:** \$4,308/year (2020)

**ADDRESS:**

0 Glynview Trail  
Faribault, MN 55021

**LOCATION:**

61.50 acres lying adjacent to 38.80 acres -- also available for development. 61.50 acres bounded on north by Blue Bird Subd/Park - existing residential; NE corner at Glynview Trail.





## PROPERTY HIGHLIGHTS:

· 61.50 Acres +/- NOW AVAILABLE in Faribault, Minnesota for residential development!

Additional 38.80 acres also available -- adjacent to the west!

· HUGE demand in Faribault for single-family residential development. Less than 1% vacancy which means there is not enough inventory to meet demand! Take advantage of historic low interest rates to purchase and develop --- or purchase to hold as an investment!

· Housing Summit June, 2019 hosted by Rice County and Cities of Faribault, Northfield, Lonsdale, etc. had panels and speakers composed of employers in the area, county and state personnel, MHFA, and industry professionals.

· Employers bemoaned the lack of housing and the inability then, to:

- Attract/recruit employees
- Retain employees
- Address other workforce issues such as daycare, transportation...

· Land is currently zoned Transitional Urban Development. Faribault Land Use map shows the subject area is planned for "low density residential development".

· This 61.50 acres is bounded on the west by the addt'l 38.80 acres available; northeast corner at Glynview Trail; existing residential to the north.

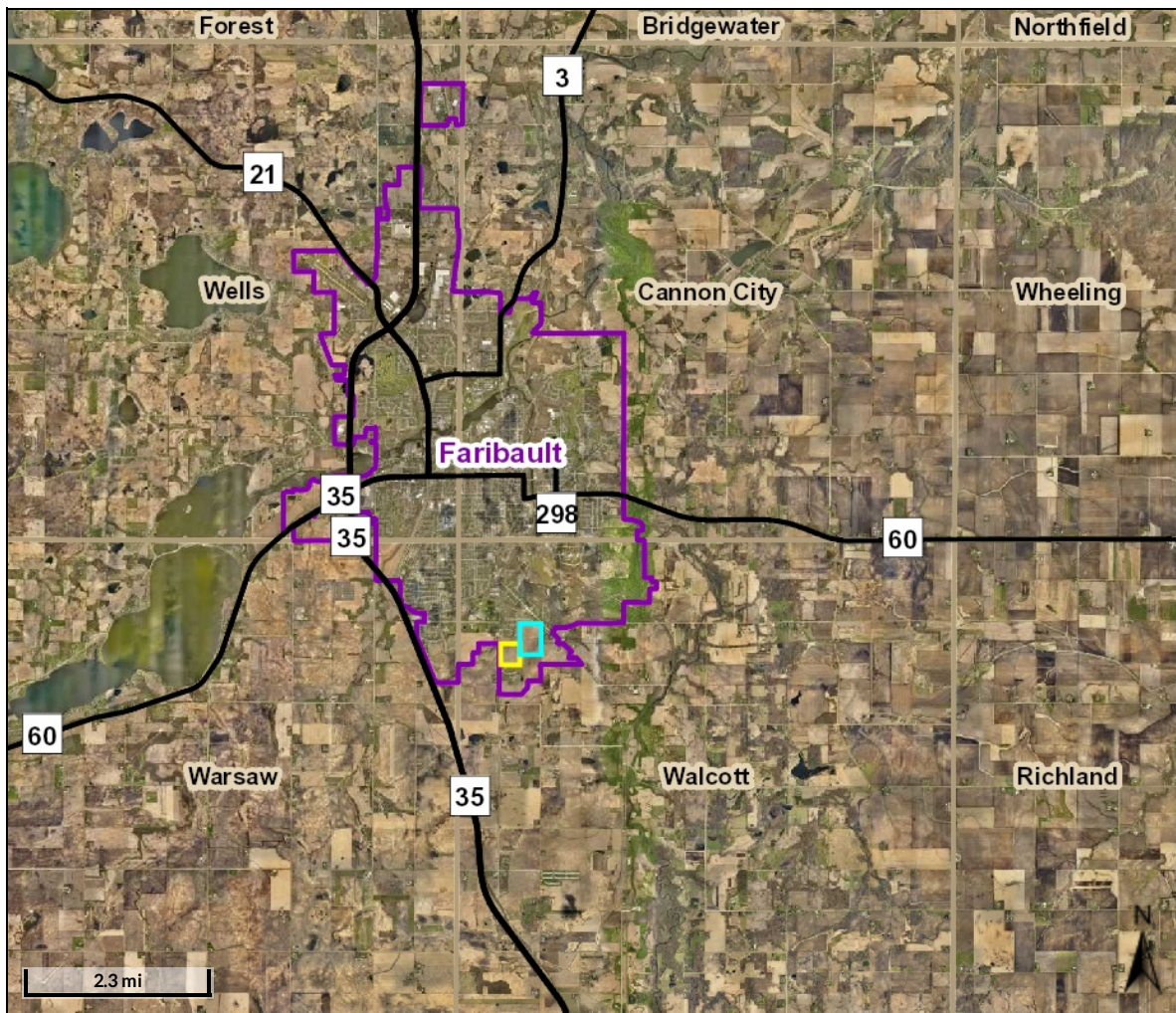
· 61.50 acres lie east of the addt'l 38.80 acre parcel -- and which 38.80 acres are also available for residential development. See separate flyer/information for the 38.80 acre parcel.

## VIEW FULL LISTING:

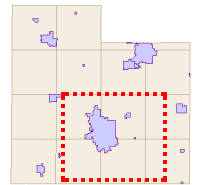
[www.nationalland.com/viewlisting.php?listingid=1388250](http://www.nationalland.com/viewlisting.php?listingid=1388250)










#### Overview



#### Legend

-  Cities
-  Townships
-  Sections
- Main Roads**
  - CITY
  - CR
  - CSAH
  - INT
  - OUTSIDE
  - OUTSIDE/SAH
  - PLAT
  - PR
  - RAMP
  - RAMP/CSAH
  - STHWY
  - TA
  - TWP
  - US HWY
- Road Numbers**

<b>Parcel ID</b>	1807100001	<b>Alternate ID</b>	n/a	<b>Owner Address</b>	DEAN A REINEKE
<b>Sec/Twp/Rng</b>	07/109/020	<b>Class</b>	n/a		300 SAN GABRIEL VILLAGE BLVD #321
<b>Property Address</b>		<b>Acreage</b>	61.5		GEORGETOWN TX 78626
<b>District</b>	FARIBO-SD656-HSP-HRA-EDA				
<b>Brief Tax Description</b>	N3/4 E82R NE4				
	(Note: Not to be used on legal documents)				

The parcels are the base parcels in Rice County.

**Disclaimer:** The information in this web site represents current data from a working file which is updated continuously. Information is believed reliable, but its accuracy cannot be guaranteed.

Date created: 1/29/2020  
Last Data Uploaded: 1/29/2020 2:32:30 AM

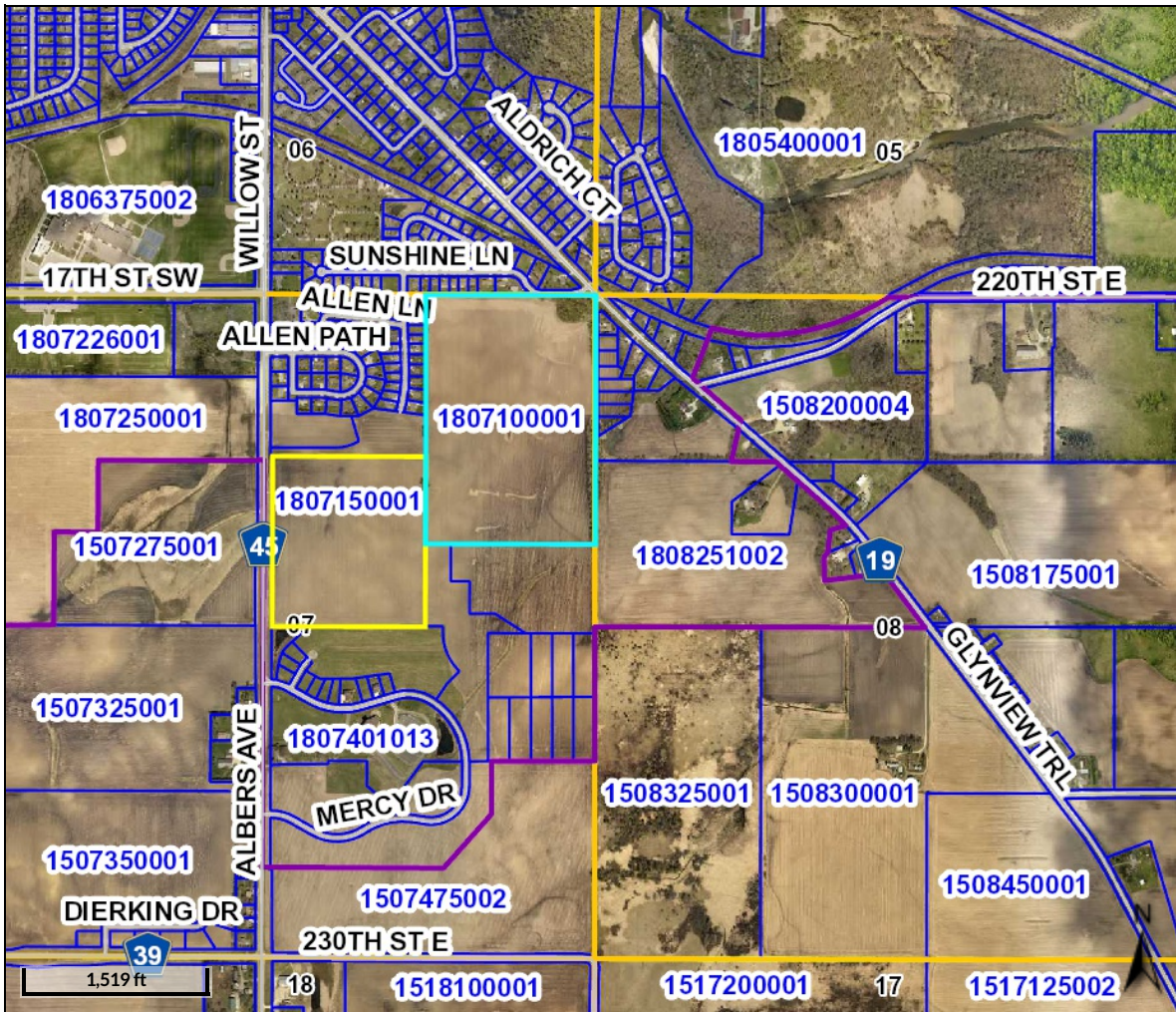
Developed by  **Schneider**  
GEOSPATIAL



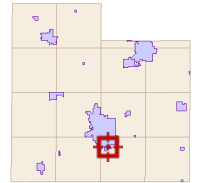


Beacon™

Rice County, MN



#### Overview



#### Legend

- Cities
- Townships
- Sections
- Parcels
- Main Roads
  - CITY
  - CR
  - CSAH
  - INT
  - OUTSIDE
  - OUTSIDE/SAH
  - PLAT
  - PR
  - RAMP
  - RAMP/CSAH
  - ST HWY
  - TA
  - TWP
  - US HWY
- Roads
- Road Numbers

Parcel ID	1807100001	Alternate ID	n/a	Owner Address	DEAN A REINEKE
Sec/Twp/Rng	07/109/020	Class	n/a		300 SAN GABRIEL VILLAGE BLVD #321
Property Address		Acreage	61.5		GEORGETOWN TX 78626
District	FARIBO-SD656-HSP-HRA-EDA				
Brief Tax Description	N3/4 E82R NE4				
(Note: Not to be used on legal documents)					

The parcels are the base parcels in Rice County.

**Disclaimer:** The information in this web site represents current data from a working file which is updated continuously. Information is believed reliable, but its accuracy cannot be guaranteed.

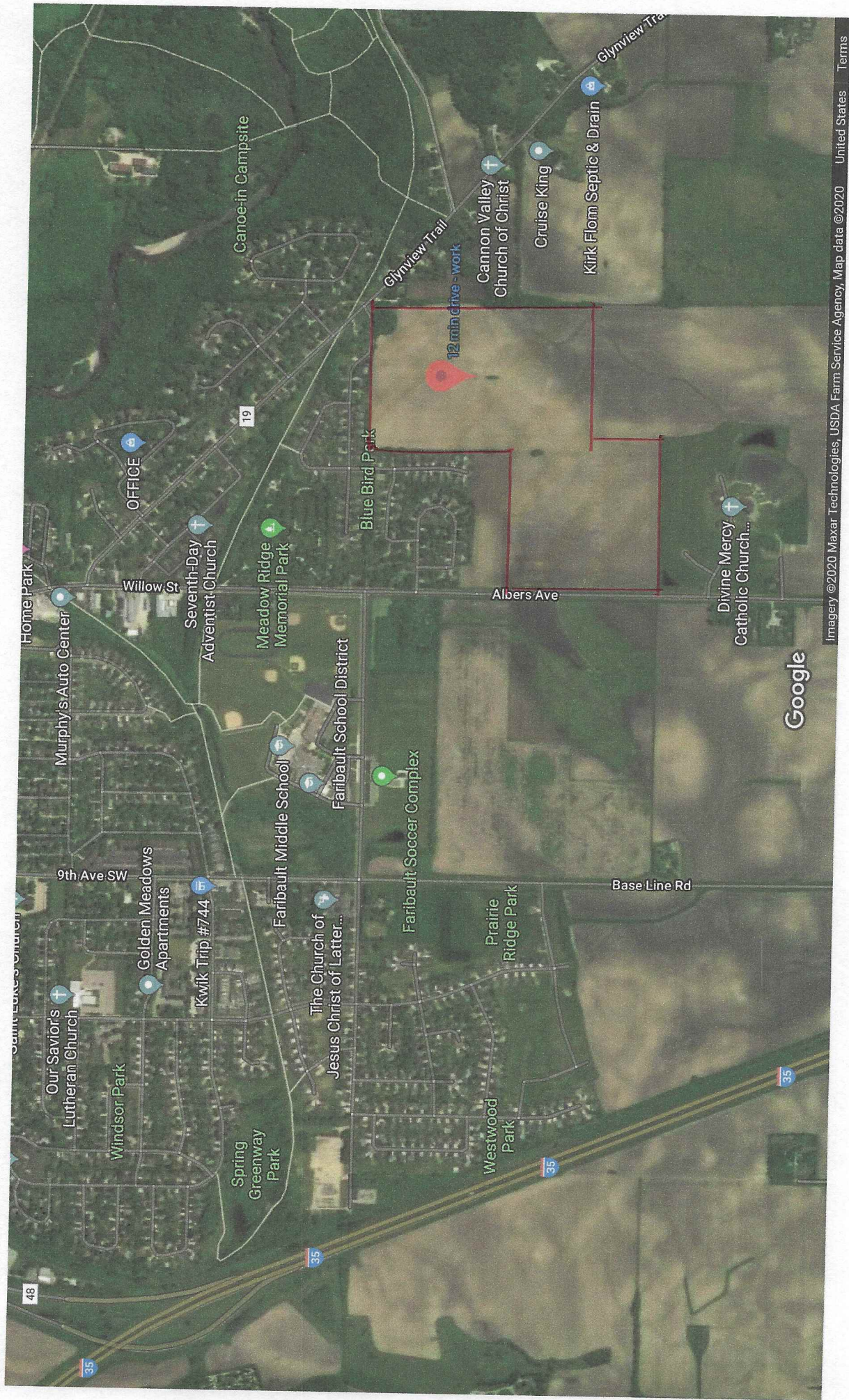
Date created: 1/29/2020

Last Data Uploaded: 1/29/2020 2:32:30 AM

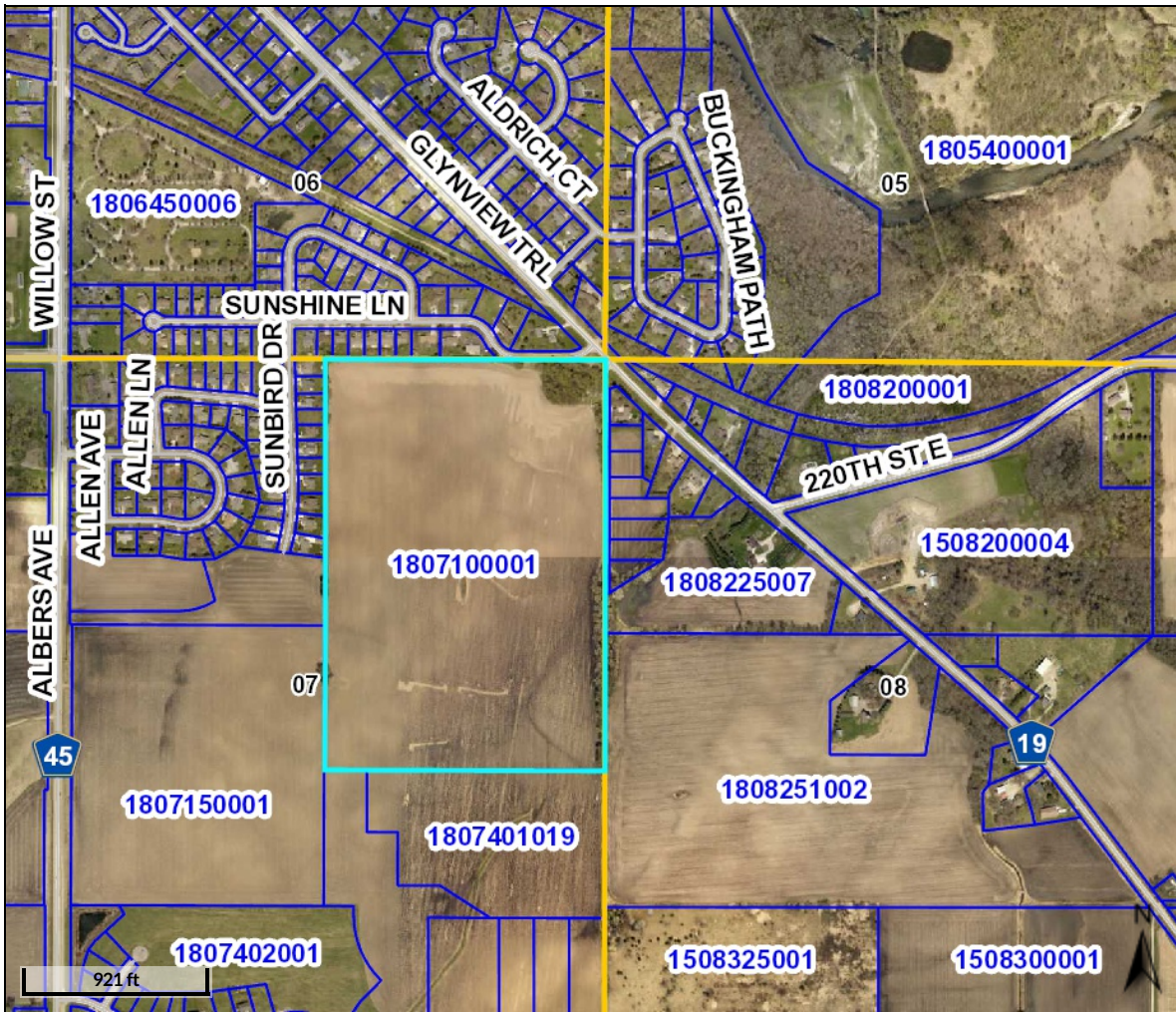
Developed by Schneider  
GEOSPATIAL



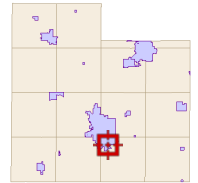
GOOGLE MAP – AERIAL VIEW







#### Overview



#### Legend

- Townships
- Sections
- Parcels
- Main Roads**
  - CITY
  - CR
  - CSAH
  - INT
  - OUTSIDE
  - OUTSIDE/SAH
  - PLAT
  - PR
  - RAMP
  - RAMP/CSAH
  - STHWY
  - TA
  - TWP
  - US HWY
- Roads**
- Road Numbers**

<b>Parcel ID</b>	1807100001	<b>Alternate ID</b>	n/a	<b>Owner Address</b>	DEAN A REINEKE
<b>Sec/Twp/Rng</b>	07/109/020	<b>Class</b>	n/a		300 SAN GABRIEL VILLAGE BLVD #321
<b>Property Address</b>		<b>Acreage</b>	61.5		GEORGETOWN TX 78626
<b>District</b>	FARIBO-SD656-HSP-HRA-EDA				
<b>Brief Tax Description</b>	N3/4 E82R NE4				
	(Note: Not to be used on legal documents)				

The parcels are the base parcels in Rice County.

**Disclaimer:** The information in this web site represents current data from a working file which is updated continuously. Information is believed reliable, but its accuracy cannot be guaranteed.

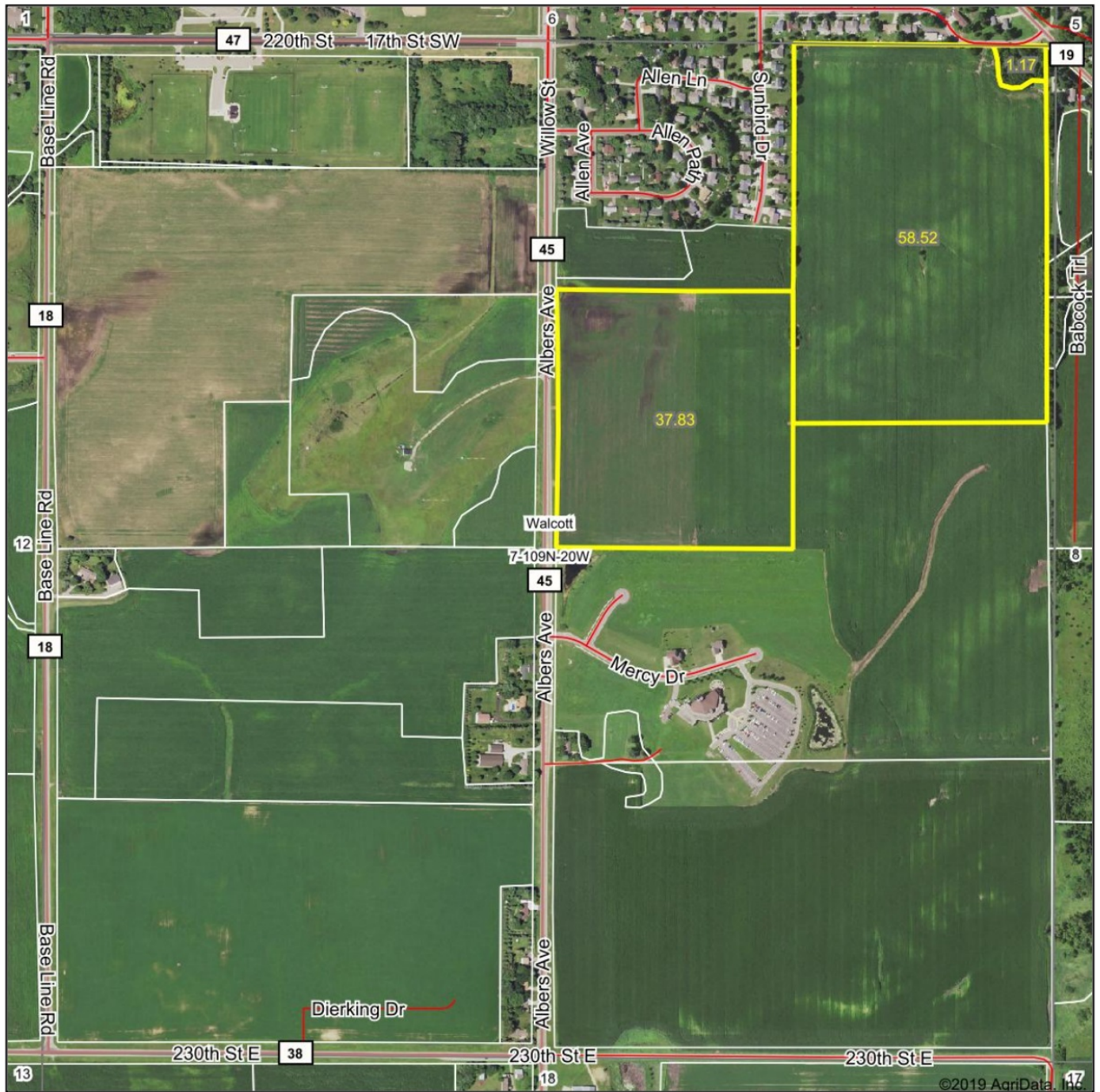
Date created: 3/16/2020

Last Data Uploaded: 3/16/2020 2:32:03 AM

Developed by  **Schneider**  
GEOSPATIAL



# Aerial Map



©2019 AgriData, Inc.

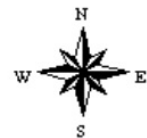
**NATIONAL**  
**LAND**  
REALTY



Map Center: 44° 15' 41.92, -93° 16' 21.68

0ft 810ft 1621ft

**7-109N-20W**  
**Rice County**  
**Minnesota**



1/29/2020

Maps Provided By:

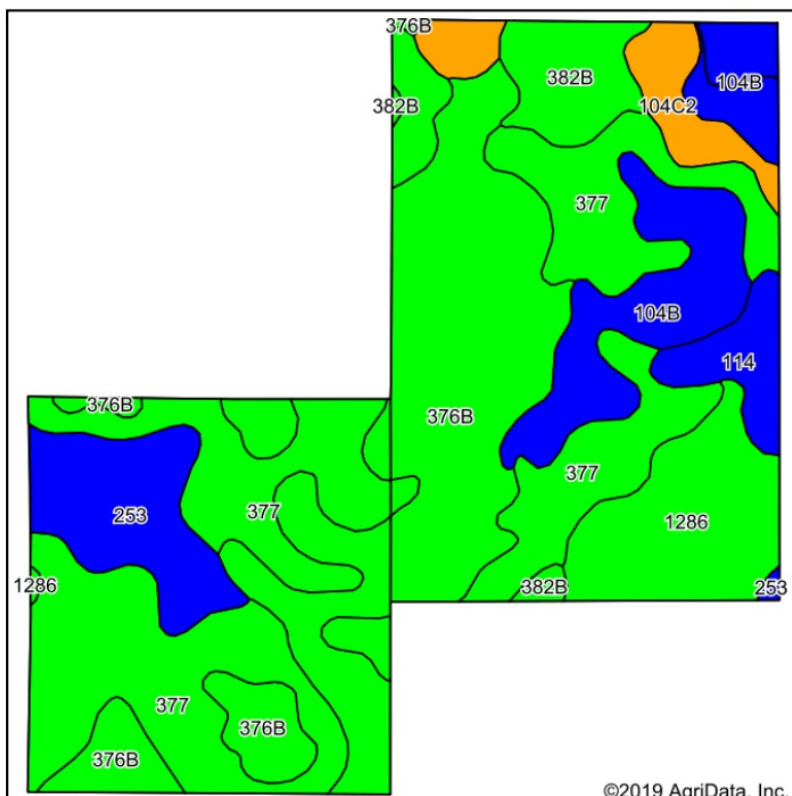


© AgriData, Inc. 2019 www.AgriDataInc.com

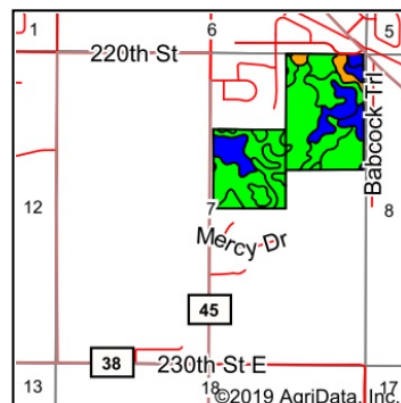
Field borders provided by Farm Service Agency as of 5/21/2008.



# Soils Map



Soils data provided by USDA and NRCS.



State: **Minnesota**  
 County: **Rice**  
 Location: **7-109N-20W**  
 Township: **Walcott**  
 Acres: **97.52**  
 Date: **1/29/2020**



Maps Provided By:  
  
 © AgriData, Inc. 2019 www.AgriDataInc.com



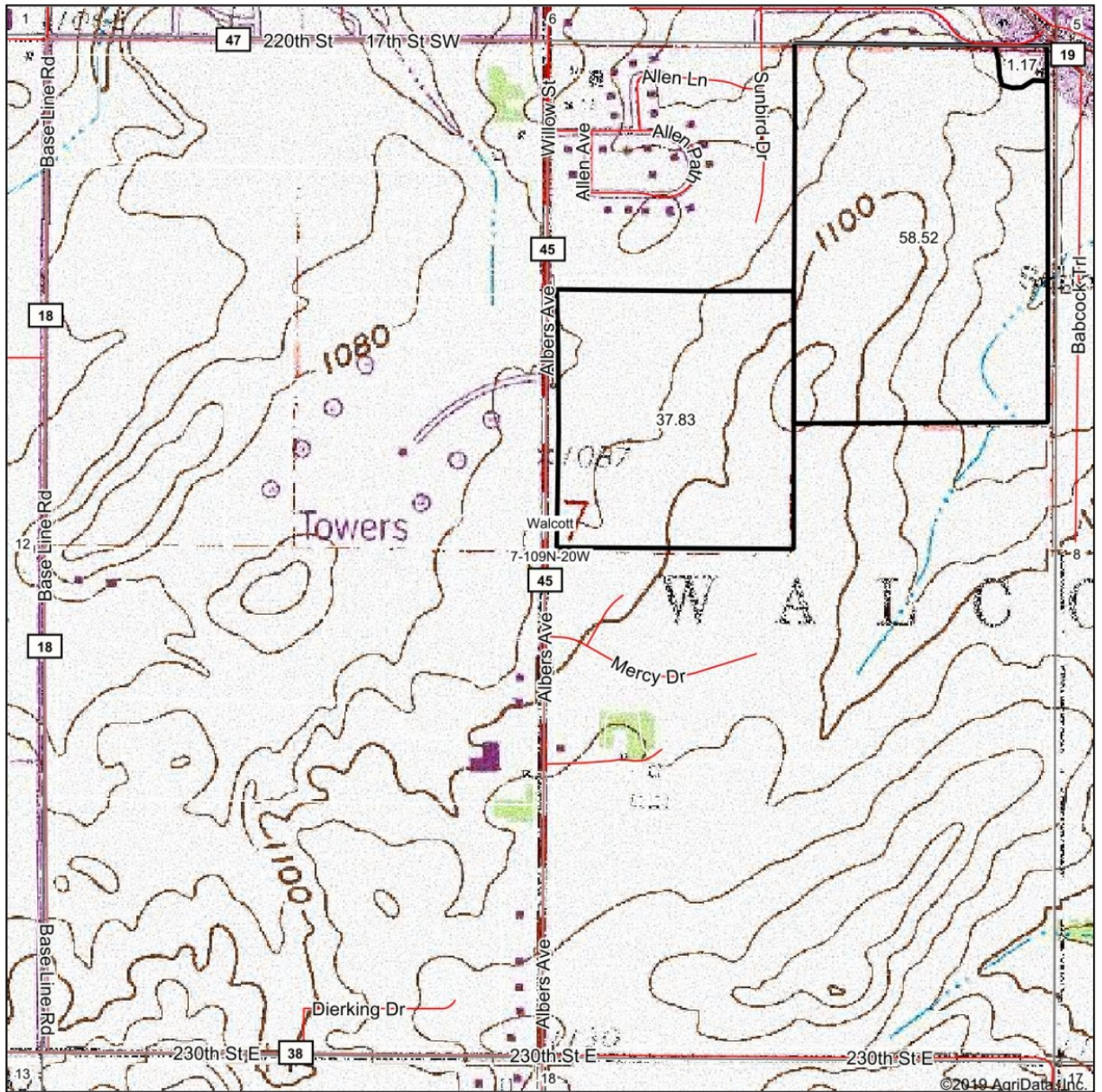
Area Symbol: MN131, Soil Area Version: 14

Code	Soil Description	Acres	Percent of field	PI Legend	Non-Irr Class *c	Productivity Index	Brome grass alfalfa hay	Corn	Oats	Soybeans
377	Merton silt loam, 1 to 3 percent slopes	33.25	34.1%		I	99	6.4	196	94	59
376B	Moland silt loam, 1 to 4 percent slopes	28.68	29.4%		IIe	98	6.1	194	92	59
104B	Hayden loam, 2 to 6 percent slopes	9.90	10.2%		IIe	85				
1286	Prinsburg silty clay loam, 0 to 2 percent slopes	8.08	8.3%		IIw	91	4.4	180	76	55
253	Maxcreek silty clay loam, 0 to 1 percent slopes	6.85	7.0%		IIw	88	4.5	174	78	53
382B	Blooming silt loam, 2 to 6 percent slopes	4.23	4.3%		IIe	91	6	180	90	55
104C2	Hayden loam, 6 to 10 percent slopes, moderately eroded	3.80	3.9%		IIIe	71				
114	Glencoe clay loam, 0 to 1 percent slopes	2.73	2.8%		IIIw	86				
Weighted Average						94	4.9	158.8	74.8	48.1

\*c: Using Capabilities Class Dominant Condition Aggregation Method  
 Soils data provided by USDA and NRCS.



# Topography Map



**NATIONAL**  
**LAND**  
**REALTY**

Maps Provided By:

**surety**  
CUSTOMIZED ONLINE MAPPING

© AgriData, Inc. 2019

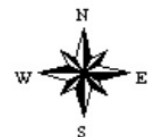
www.AgriDataInc.com



map center: 44° 15' 41.92, -93° 16' 21.68

**7-109N-20W**  
**Rice County**  
**Minnesota**

0ft 810ft 1621ft

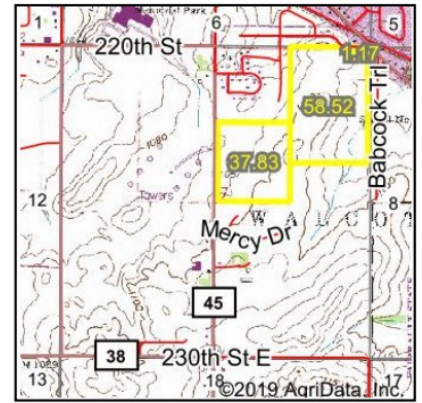
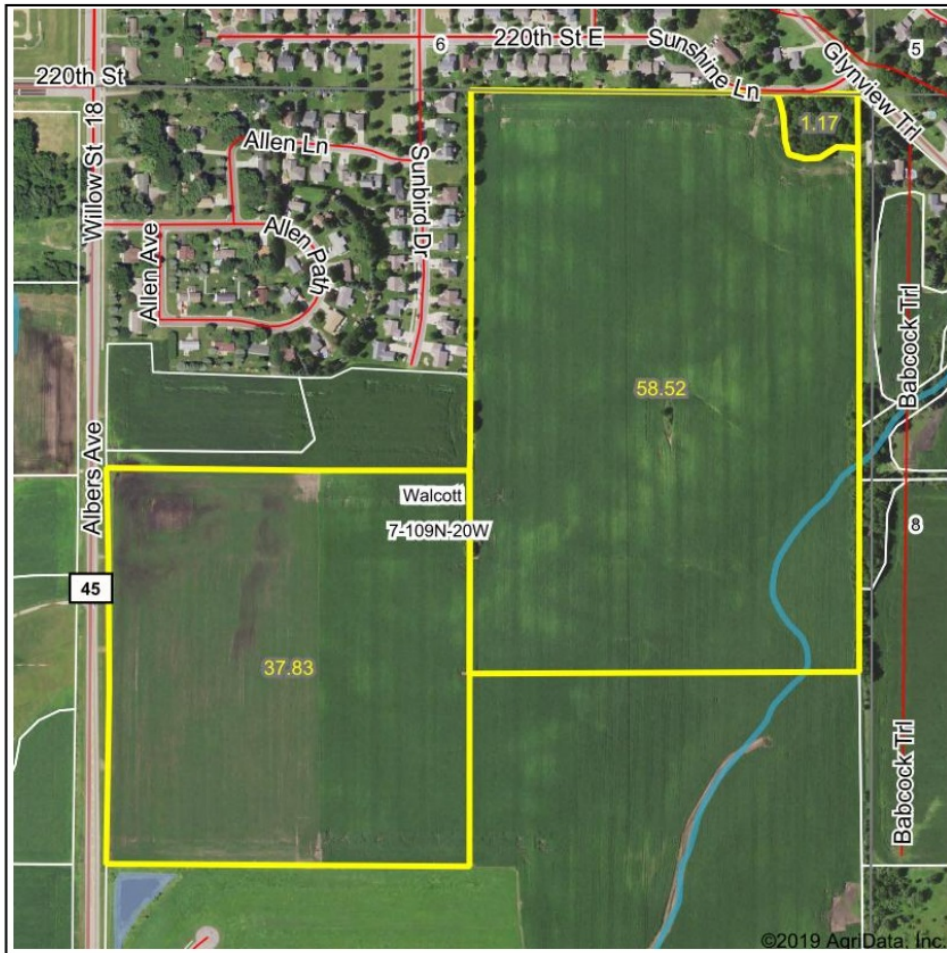


1/29/2020

Field borders provided by Farm Service Agency as of 5/21/2008.



# Wetlands Map



State: **Minnesota**  
 Location: **7-109N-20W**  
 County: **Rice**  
 Township: **Walcott**  
 Date: **1/29/2020**

**NATIONAL LAND REALTY**  
 Maps Provided By:  
**surety**  
 CUSTOMIZED ONLINE MAPPING  
 © AgriData, Inc. 2019 www.AgriDataInc.com



0ft 1178ft 2356ft

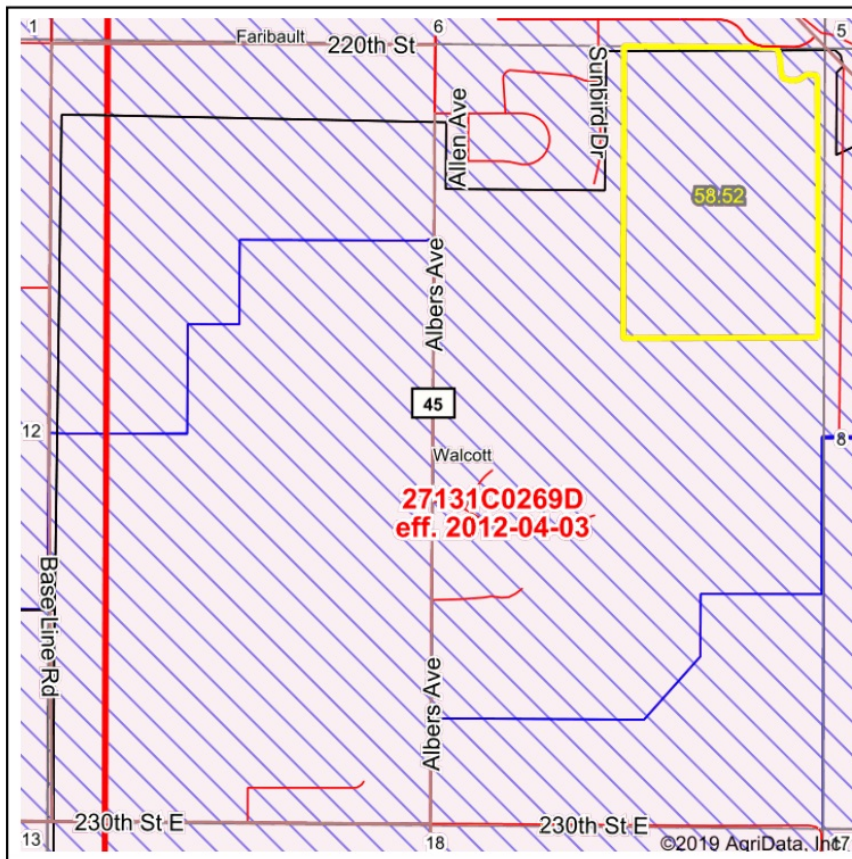
Classification Code	Type	Acres
R4SBC	Riverine	0.39
Total Acres		0.39

Data Source: National Wetlands Inventory website. U.S. DoI, Fish and Wildlife Service, Washington, D.C. <http://www.fws.gov/wetlands/>

Field borders provided by Farm Service Agency as of 5/21/2008.



# FEMA Report



State: MN Acres: 58.52  
 County: Rice Date: 1/29/2020  
 Location: 7-109N-20W  
 Township: Walcott



Name	Number	County	NFIP Participation	Acres	Percent
City of Faribault	270404	Rice	Regular	58.52	100%
Total				58.52	100%

Map Change	Date	Case No.	Acres	Percent
No			0	0%

Zone	SubType	Description	Acres	Percent
X	AREA OF MINIMAL FLOOD HAZARD	Outside 500-year Floodplain	58.52	100%
Total			58.52	100%

Panel	Effective Date	Acres	Percent
27131C0269D	4/3/2012	58.52	100%
Total		58.52	100%

Flood related information provided by FEMA



# NOTES

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.