



AGRIMENT SERVICES INC.
WASTE MANAGEMENT CONSULTANTS

P.O. Box 1096
Beulaville, N.C. 28518
Phone: (252) 568-2648
Fax: (252) 568-2750

8.7% Original PRICE REDUCTION!!! Poultry Farm Under Contract!
Dont let the Swine Farm Slip Away! Act Now and Call Today!

See Our Current Listings At:

<http://www.agrimentservices.com/realty/>

6/1/2019

NEW LISTING COMBO BROILER/SWINE FARM

Google Address 1285 South Dobson Chapel Road Kenansville NC

Duplin County Finishing Farm 8568 Feeder to Finish Facility (7 Houses)/ 200000 capacity (8 houses) Chicken Broiler Farm

Summary: This Combo farm is located in Duplin County and consist of 4 tracts totaling approximately 194 Acres

8568 Swine Finishing Farm (Facility # 31-160) 7 Buildings 1224 Capacity Smithfield Hog Production Style Houses



Swine Farm Highlights

- 5 of the 7 houses have had roofs replaced
- New Center Pivot was installed
- New Storage Bldg
- Cows on Site can be negotiated with new buyer
- Revenues can be sent on request to your financial institution
- Under Contract with Smithfield Hog Production

The Steady State Live Weight of this operation is 1156680 lbs, which currently certifies it as a 8568 Feeder to Finish Swine Farm. The farm has approximately 194 acres total of which there is approximately 135 acres cleared and in hay/pasture rotation. There is 93.18 acres under irrigation in the spray fields and approximately 25 acres taken up by the Facilities. The cropping system is currently Bermuda Pasture, Fescue Pasture, and Cropland combination. The Farms are irrigated by Hard Hose Travelers and with a Hydrant System along with New Center Pivot Irrigation.

Chicken Farm Highlights

- Contract is with Nash Johnson Breeders
- 8 Broiler houses = 50' x 500'
- Built In 2011
- Has Verbal Agreement with Nash Johnson for Litter Clean Out.
- Improvements are planned to achieve more lucrative contract
- Revenues can be sent on request to your financial institution

Farm Personal Property

- (4) Irrigation Reels
- (2) Irrigation Pumps
- (2) Four Inch Wells with back up connected to Poultry Farm
- (2) Two Inch Wells with back up connected to Swine Farm
- Back Up Generator Connected to Farm
- (3) Massey Tractors
- (1) Chicken House Tillage Equipment

Site Specific Characteristics of Importance

- Site is a Smithfield Hog Production Contract Unit.
- Site has approx 15-20 acres of Wetlands along the Cape Fear River Basin. Wetland mitigation may be a potential.
- Site is close proximity to other finishing farms which improves chances of future lucrative Renewable Energy Projects.
- Site has Timber to be assessed.
- Site has installed nipple water (BMP) systems for the conservation of water.
- Excellent existing management in place.
- Site has potential as Hunting Preserve.
- Site has excellent compliance record with State Agencies.
- All pertinent NC State regulatory documents, change of ownership, and operator in charge status will be handled by technical specialists with Agriment Services, Inc. at no charge to buyer. All site-specific technical questions will be handled by Agriment Services, Inc. at 910-289-0395

Ronnie Kennedy

Broker in Charge

Agriment Realty

PO Box 1096 Beulaville, NC 28518

Office (252)568-2648 Mobile (910)289-0394 or (910)290-2671

www.agrimentservices.com



1244 Feeder to Finish Buildings.



2011-2012 Broiler House Operation



Swine Farm Front Side. Unit 1.



Pig Production



Unit 2 Lagoon.





Irrigation Pump #1.



Irrigation Pump #2.



Center Pivot. "Makes pumping so much easier!"



Ocmis Reel #1



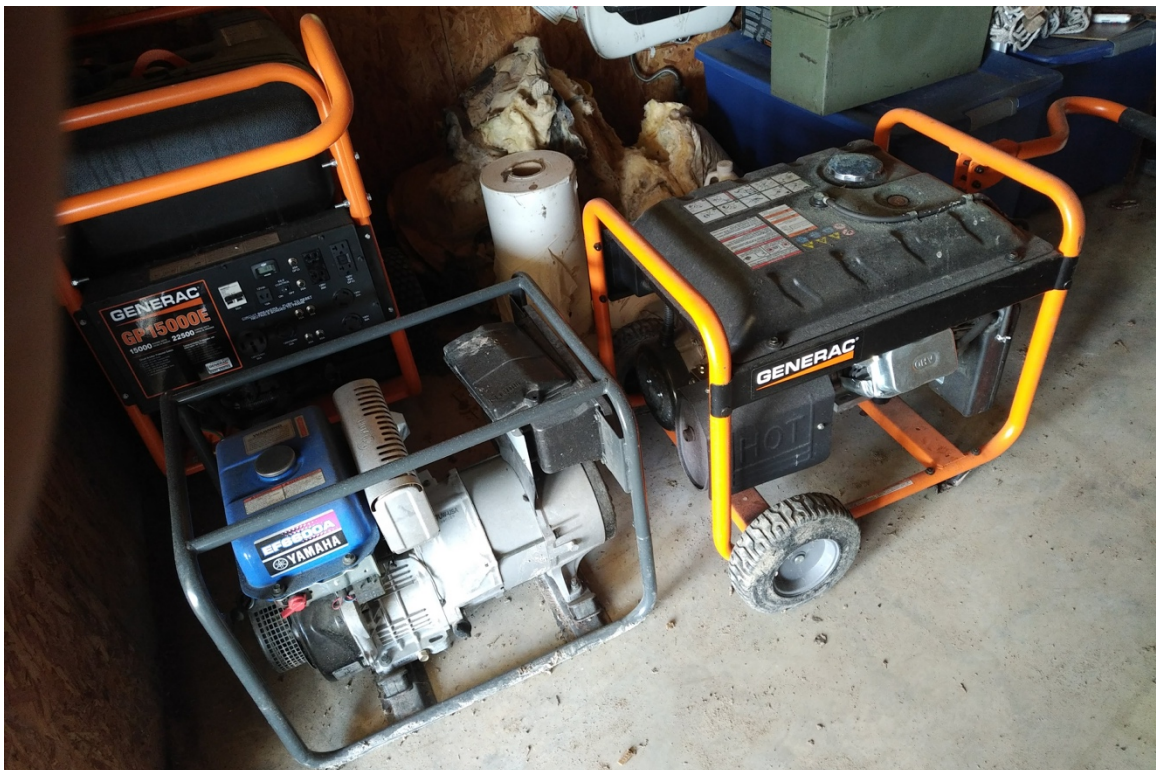
Ocmis Reel #2



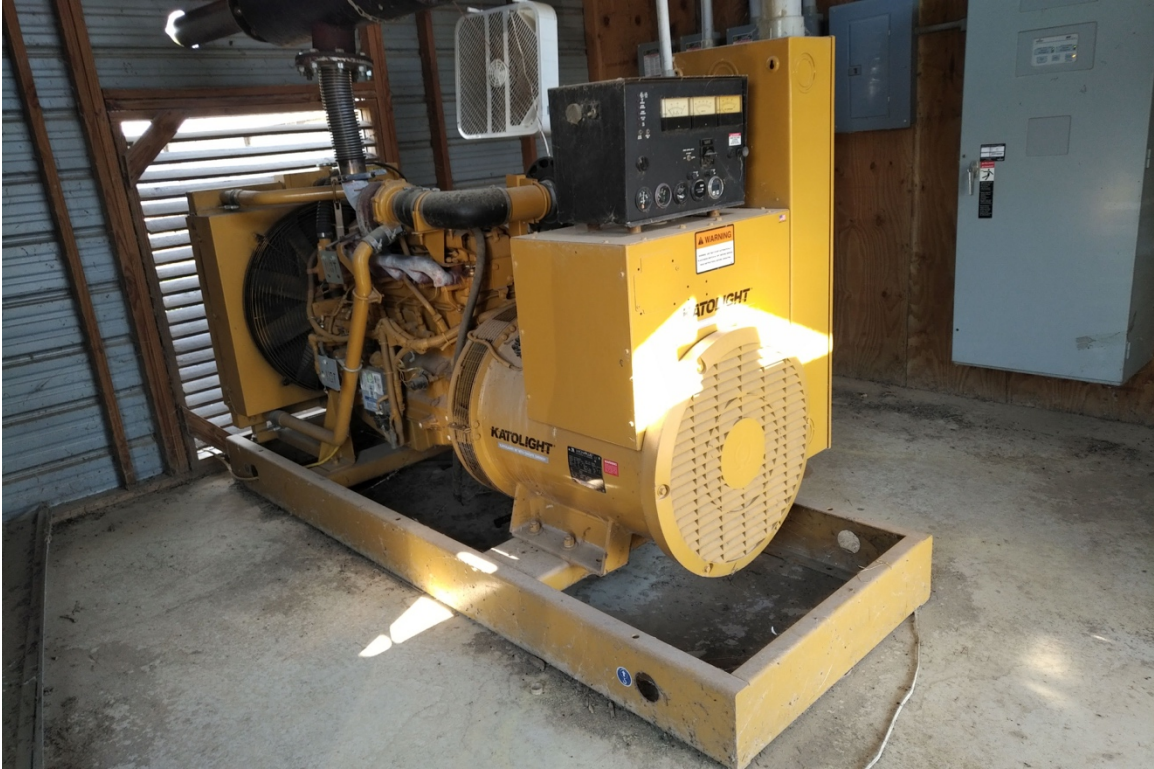
Ag Rain Reel #1



Ag Rain Reel #2



Backup Portable Generators



Backup Generator #1 for Broiler Operation



Ferris Mower



You can always use a John Deere Gator!



283 Massey Ferguson Tractor



2615 Massey Ferguson Tractor





Massey Ferguson Tractor #3



Swine Farm Unit 1 view with Shop



Shed / Pumphouse



Aer Way



House lot that comes with the farm

