



**HAGEMAN  
REALTY**  
Farmland Specialists

18390 S. 480 W.  
Remington, IN 47977

Phone: 219-261-2000  
HagemanRealty.com

*Proudly presents:*

**LASALLE COUNTY FARM**  
Streator, Illinois

Located on the northwest edge of Streator, IL with access the Vermillion River, this property includes 11.71 total acres, 8.3 CRP Acres with large mature trees. Base rate on CRP acres is \$310.58 per acre through September 2026.



**TOTAL ACRES:** 11.71  
**CRP Acres:** 8.3  
**Wooded Acres:** 3

- **LOCATION:**  
Northwest edge of Streator on N 15th Rd
- **PRICE: \$146,375**  
Terms: Cash  
Real Estate Taxes: \$347.42/yr
- **VIEW MAP**  
<http://bit.ly/Lasalle11>

*Contact for more information:*

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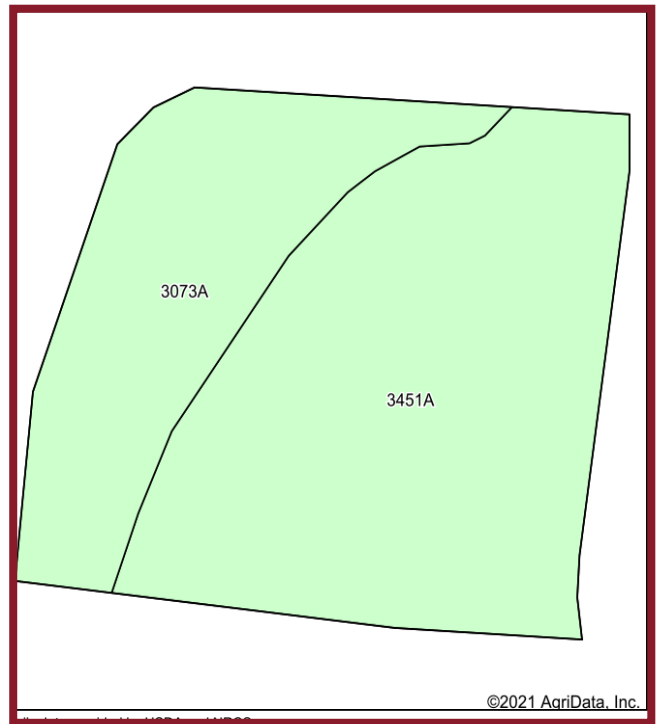




## LASALLE COUNTY FARM

Streator, Illinois

- **PRIMARY SOILS:**  
Lawson silt loam, Ross loam
- **DRAINAGE:**  
Underground tile, ditch and natural



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Area Symbol: IL099, Soil Area Version: 16

| Code                    | Soil Description  | Acres | Percent of field | Non-Irr Class *c | Corn       | Grass legume hay | Grass legume pasture | Oats      | Soybeans    | Winter wheat | *n NCCPI Soybeans |
|-------------------------|---|-------|------------------|------------------|------------|------------------|----------------------|-----------|-------------|--------------|-------------------|
| 3451A                   | Lawson silt loam, 0 to 2 percent slopes, frequently flooded, brief duration | 5.51  | 66.3%            | Illw             | 151        | 4.6              | 7.7                  | 77        | 49          | 58           | 81                |
| 3073A                   | Ross loam, 0 to 2 percent slopes, frequently flooded                        | 2.80  | 33.7%            | Illw             | 163        | 4.8              | 6.4                  | 80        | 53          | 64           | 77                |
| <b>Weighted Average</b> |   |       |                  |                  | <b>155</b> | <b>4.7</b>       | <b>7.3</b>           | <b>78</b> | <b>50.3</b> | <b>60</b>    | <b>*n 79.7</b>    |

Hageman Realty, Inc. hereby acknowledges that, unless otherwise agreed, is the Selling Broker, and exclusively the agent of the Seller and not of the Purchaser, however, the Selling Broker is under a duty to treat all parties in a transaction fairly. The information in this brochure is thought to be accurate; however, it is subject to verification and no liability for errors or omissions is assumed. The listing may be withdrawn with or without notice or approval. The Seller further reserves the right to reject any and all offers. All inquiries, inspections, appointments and offers may be channeled through: **HAGEMAN REALTY, INC.** 18390 S. 480 W., Remington, IN 47977





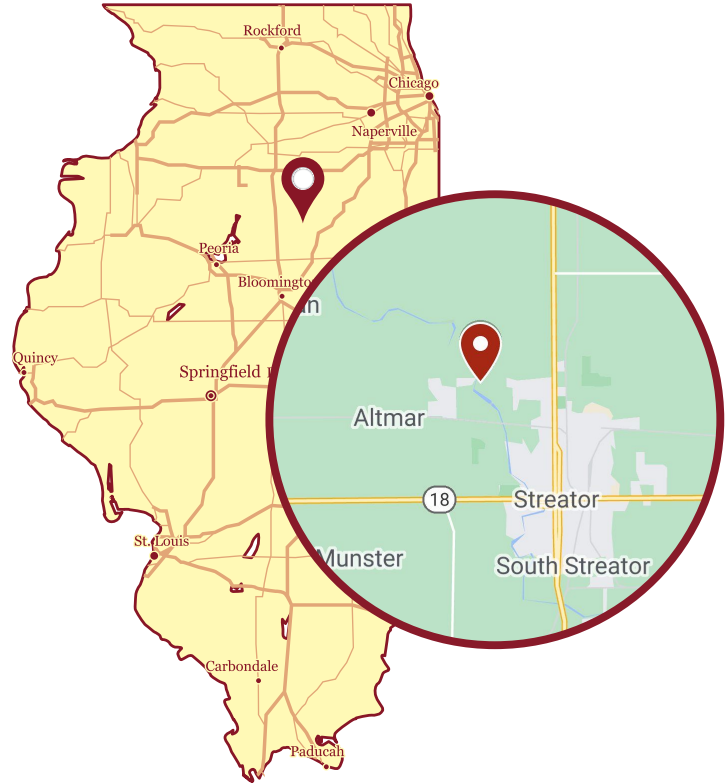
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