

50+/- acres in Lawrence County, Alabama

Harper Farm – Three Mega House Breeder Hen Farm in Lawrence County, Alabama

Harper Farm is a Breeder Hen and Cattle Farm located near Town Creek, Alabama in Lawrence County. The farm has one 40×600 house built in 2019 and two 45×600 houses built in 2008. The farm currently grows for MarJac Farms. The farm has 50+/- acres of cross fenced pasture. The historic gross annual income has been around \$400,000. MarJac Farms has just given a raise to \$.61 per dozen with Cobb hens. Hen placement is 42,000 hens. This farm does keep birds year round to maintain cash flow. Two houses are placed as one flock and one house is placed as a second flock.

The farm has the following equipment:

Rotem Controllers

Plastic Slats

Shenandoah Nests in two houses and Big Dutchman in one

Big Dutchman Chain Feeders Female Feeders

Munters Fans

Lubing Drinkers

LED Lights

City Water

The two 45×600 houses have had many updates and upgrades over the past two years

The seller will give a concession in the amount of \$100,000 to the buyer at closing for a dwelling.

There is a septic tank in place and a mobile home can be installed on the farm easily.

The pastures are cross fenced and several have frost proof TruTest Ball waterers in them. There are several ponds on the farm also for livestock water. A catch pen is located near the gravel driveway that leads to the pastures and allows you to work cattle and move cattle easily. A fully enclosed shop allows you an area to store tools and equipment.



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This farm is a bio secure area and NO visitors are allowed on the farm unless a PoultrySouth Team Member is present. All potential purchasers must be prequalified with a PoultrySouth Team member prior to any farm visits. Minimum cash down payments and/or equity may apply in order to prequalify. Contact the PoultrySouth Team today to find out how to get prequalified so that we can help you find a poultry farm that suits your needs. . Any agents wishing to show this farm must provide proof of their clients down payment for approval by the seller and PoultrySouth. All agents wishing to show the farm and co-broker must fill out a SELG/PoultrySouth Co-Brokerage Agreement before any showing can be set up.

Poultry Farm • \$2,250,000

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