

# 16+/- acres in McLean County, Kentucky

Cheatham Farm – 4 House Breeder Farm in McLean County, KY

Cheatham Farm is a four house breeder hen farm located near Calhoun, Kentucky in McLean County. These houses are 40x500 and were built in 1998. The farm has 16+/- acres that includes part of a farm pond. There is a two bedroom apartment built in the shop.

Cheatham Farm grows for Tyson Foods. Placement is around 10,000 hens per house. The historical gross income has been between \$300,000 to \$320,000 annually. There is an update list available. Items on the update list are controllers, nest closers, some fans, chain feeders, new drinker lines, vent boards, vent machines, backup controllers, new winching for equipment, and cool cell pads. This farm runs on municipal water through the city of Beech Grove.

This farm is around 8 miles from Interstate 69 and 10 miles from Calhoun, KY.

Poultry farms are biosecure facilities. Absolutely no visits to the farm without an appointment. All potential purchasers must be prequalified with the PoultrySouth Team prior to scheduling a farm visit.

Agents: The PoultrySouth Team at Southeastern Land Group offers Broker Participation for those agents wishing to bring a buyer to any of the farms we have listed. Reach out by email and request the Broker Participation Agreement.

**Poultry Farm • \$999,999**

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