



**AMERICAN
LEGACY
LAND CO.**

FOR SALE

TURNKEY HOBBY FARM

New Germany, MN

91.71 +/- Acres

OFFERED AT:

\$1,650,000

ABOUT THIS PROPERTY:

Welcome to your dream hobby farm nestled on 91 beautiful acres just minutes from Waconia and within easy reach of the Twin Cities metro area. This exceptional property offers the perfect blend of peaceful country living and modern convenience.

The updated farmhouse combines timeless character with thoughtful upgrades, offering comfortable living surrounded by nature. The spacious layout provides room for guests, entertaining, or simply enjoying the scenic views of your land.





More About this Property:

In addition to the main home, you'll find a charming guest house—ideal for visitors, rental potential, or multi-generational living. A classic barn, multiple outbuildings, and a variety of storage and utility structures make this a turnkey option for hobby farming, livestock, or equipment use.

The land features productive tillable acres, mature trees, and rolling meadows—perfect for farming, horses, or simply enjoying the great outdoors. With access from the southern end of the property and an additional building site, there's opportunity for expansion or future development.

Whether you're looking to start a hobby farm, escape the city, or invest in your own piece of Minnesota countryside, this property offers endless possibilities—all just a short drive from urban amenities. Come experience the perfect blend of rural tranquility and city convenience—schedule your private tour today!

Directions: From New Germany, head north on CR-33, then take a left on 62nd St. The property is on the left hand side, southern access to the field is off of 66th St

Address: 18625 62nd St. New Germany, MN 55367

Legal Description: SECTION 06 TOWNSHIP 116 RANGE 026 NE1/4 NE1/4, SECTION 05 TOWNSHIP 116 RANGE 026 W 910' OF N1/2 NW1/4 NW1/4 & S1/2 NW1/4 NW1/4 & SW1/4 OF NW1/4 ALL IN SECT 5 & E1/2 SE1/4 NE1/4 IN 6-116-26 & P/O W1/2 SE1/4 NE1/4 IN 6-116-26 Carver County, MN

Taxes: \$5,696

Income Potential: Field rent, cattle farm, horses

FEATURES:

- 91.71 +/- Acres
- Tillable ground
- Barn + multiple outbuildings
- Tons of wildlife present
- Close to Waconia and metro
- Additional building spot on south end of property
- Updated farmhouse
- Heated shop



**GROW YOUR
LEGACY**



CARVER COUNTY,
MINNESOTA



**AMERICAN
LEGACY**
LAND CO.

HELPING **YOU** BUY
AND SELL LAND







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**FARM • RANCH • RECREATION
HUNTING • DEVELOPMENT**





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About the Agent:

Jordan is originally from Western Wisconsin where he grew up hunting and learning a love for the land and outdoors. From an early age, Jordan has had a passion for wildlife and creating better habitat. What started out as a hobby, has now turned into his dream career.

Jordan enjoys sharing his knowledge and experience with other outdoorsmen. Having spent many years working within the hunting industry - his knowledge and passion for land and land management only grew. He continues to travel the Midwest hunting and learning about regions and their land practices. His expertise is proven through his sweat equity for himself and his clients, with their success in the woods. Having the ability to break down a property to set it up for success is Jordan's strong suit, as well as finding the ideal property for the outdoorsmen.

An active member in the National Deer Association, Backcountry Hunters and Anglers, National Wild Turkey Federation, and Ducks Unlimited, Jordan enjoys giving back to wildlife and conservation while getting youth involved in the outdoors.



Whether you are looking for hunting land, developable land, farm, a cabin, or country living, in MN, Jordan is your expert on the buy/sell side as well as land consulting. You'll find him in the woods or on the lake year round.

Jordan currently lives in the Brainerd Lakes Area of MN with his wife, Greta, and two kids Dawson and Presley, and their black lab, Tilly.

JORDAN YIRA , LAND AGENT



320-333-8867



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