

FOR SALE

DENMAR COMMERCIAL EGG FARM

4 HOUSE COMMERCIAL EGG FARM IN CHESTERFIELD COUNTY, SC

\$1,125,000



DenMar Farm is a Commercial Egg Farm located in Chesterfield County, SC near the town of Jefferson and Bethune. This farm has four houses that were built in 2003 and 2004 and are 42x500. The farm is currently contracted with Storey Farm LLC. Storey Farm is a South Carolina based commercial egg company. The farm has 60+/- acres which includes several great sites for a home, open land, and part of a pond is on the property.

The current production contract is a FSA Guaranteed Compliant contract paying \$.30 per dozen for commercial eggs, and \$.10 per dozen on cull eggs. Projected gross annual income is \$350,000. The contractor also pays a Pullet pay after the birds are placed until egg production begins.

The Poultry Farm features the following equipment:

- Two houses have Rotem Controllers, two have Hired Hand Controllers
- Two houses have Big Dutchman pan feeders
- Two houses have Big Dutchman chain feeders
- Lubing Drinkers
- Two houses have Hired Hand Single Belt Nests with Grower Select Egg Tables
- Two houses have Grower Select Double Belt Nests
- 3 Wells with 3,000 storage tank
- 3 generators
- Litter Shed
- Pit for mortality
- The seller has recently done around \$150,000 of improvements to the houses.

The farm is located near a large wildlife refuge. There are multiple home sites on the farm where someone can set up a home on the farm. A PoultrySouth Team Member can assist any buyer in locating a mobile home for the farm along with the set up process.

FOR MORE INFORMATION

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This farm is a BIO SECURE AREA. No visitors are allowed on the farm without a listing agent present. We reserve the right to approve or disapprove all forms of prequalification for any reason. All farm visit approvals are subject to PoultrySouth's Standard Operating Procedures. PoultrySouth.com is a marketing platform. All sales are handled through Southeastern Land Group. PoultrySouth, Southeastern Land Group and/or Seller may require proof of funds in a greater amount than a lender will require.

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