

Charles Mix County, SD 166.58 Acres
285th Street and 390th Avenue
Lake Andes, SD 57356

\$1,332,800
166.580± Acres
Charles Mix County



Charles Mix County, SD 166.58 Acres
Lake Andes, SD / Charles Mix County

SUMMARY

Address

285th Street and 390th Avenue

City, State Zip

Lake Andes, SD 57356

County

Charles Mix County

Type

Farms, Hunting Land

Latitude / Longitude

43.254152 / -98.390127

Taxes (Annually)

2366

Acreage

166.580

Price

\$1,332,800

Property Website

<https://talltinesproperties.com/property/charles-mix-county-sd-166-58-acres-charles-mix-south-dakota/90201/>



Charles Mix County, SD 166.58 Acres Lake Andes, SD / Charles Mix County

PROPERTY DESCRIPTION

Tall Tines Trophy Properties is proud to present this premium 166.58-acre farmland opportunity in Charles Mix County, South Dakota. With a strong soil productivity index of 82.91 CPI, this farm is positioned to deliver consistent yields and reliable returns. Located just 6 miles southwest of Armour and 15 miles east of Geddes, the property enjoys excellent access off 285th Avenue, a paved road that ensures efficiency for farm operations and easy transportation of crops to market.

Currently managed on a proven four-year crop rotation of soybeans and corn, this property has been carefully maintained to maximize production while preserving long-term soil health. The balance of quality soils and thoughtful farming practices makes this a true income-producing asset for investors or producers looking to expand their row crop portfolio.

This farm offers not only immediate revenue potential but also security as a long-term land investment. Properties with this level of soil quality, size, and access rarely come available in Charles Mix County. Whether you're a local operator seeking additional acres or an investor searching for stable agricultural income, this is a turnkey opportunity in a strong farming region.

Contact Tall Tines Trophy Properties today to learn more about this excellent farmland tract and secure your place in one of South Dakota's most productive agricultural areas.

FEATURES

- 82.91 (CPI) Soil Productivity Average
- Income Producing Property
- Excellent Pavement Access off 285th Avenue
- Approximately 6 Miles Southwest of Armour
- Located 15 Miles East of Geddes
- 4 Year Crop Rotation of Soybeans and Corn

AREA INFORMATION

[South Dakota Game Fish and Parks](#)

[Charles Mix County](#)

[City of Geddes](#)

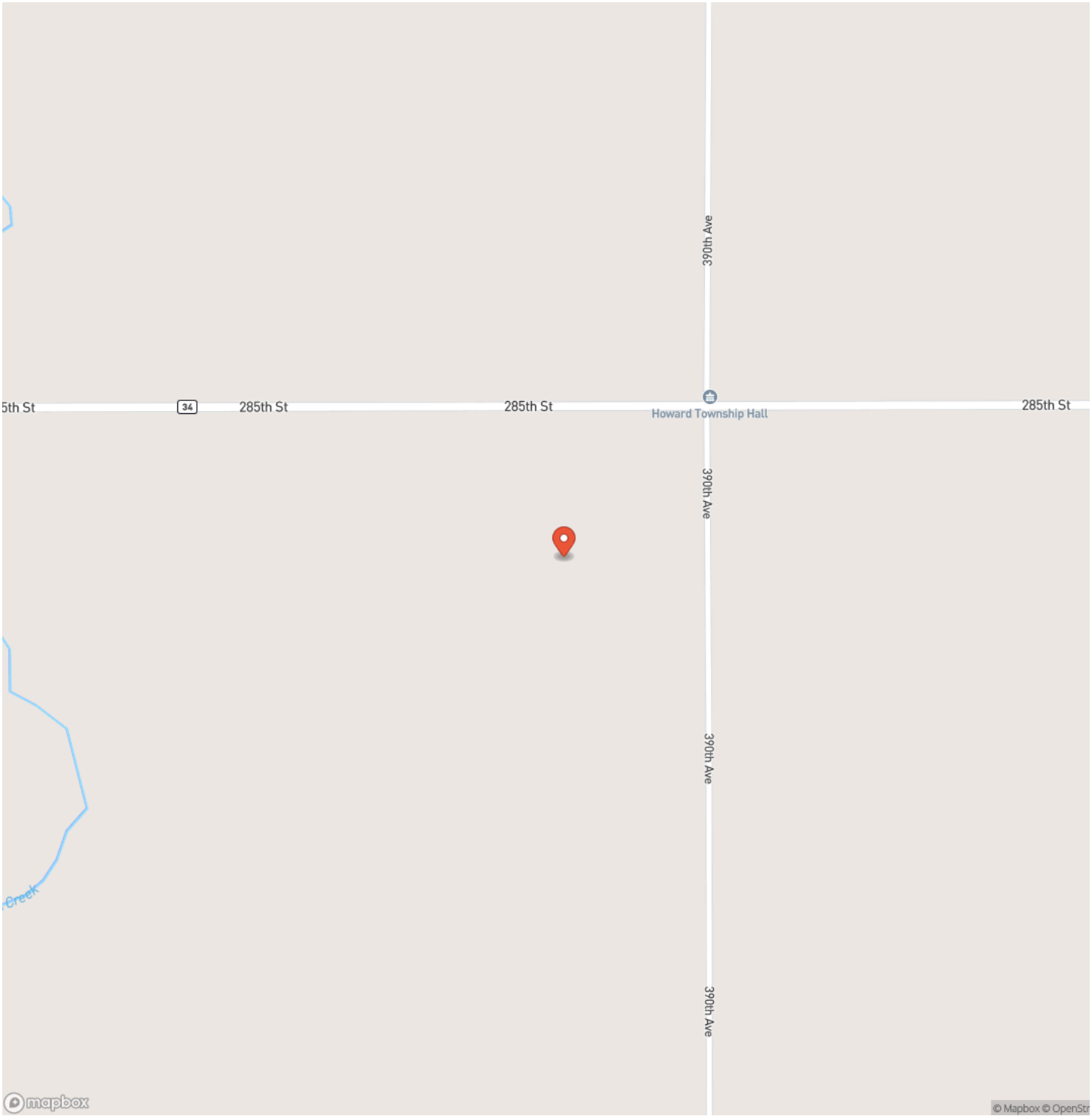
[City of Armour](#)



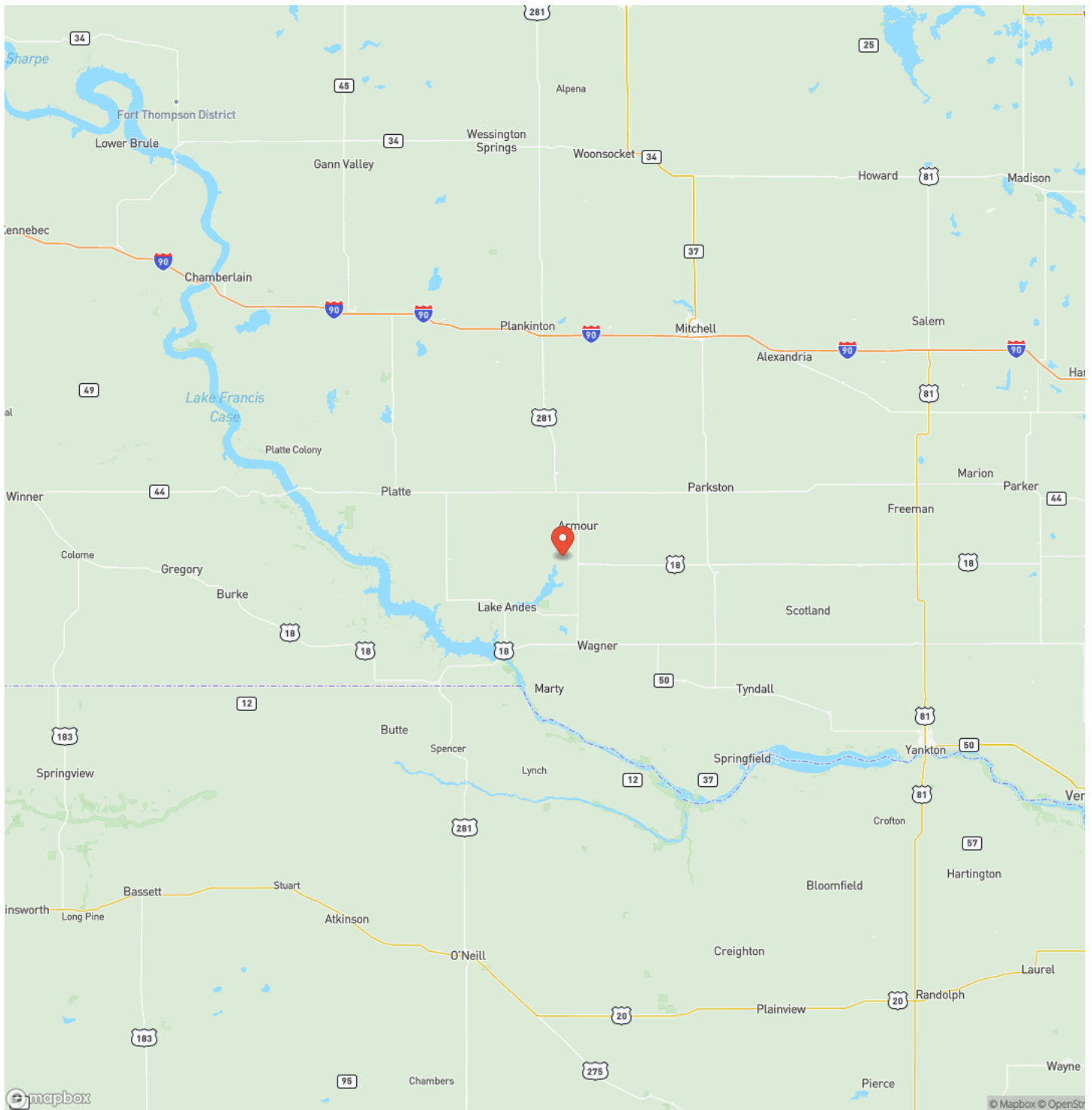
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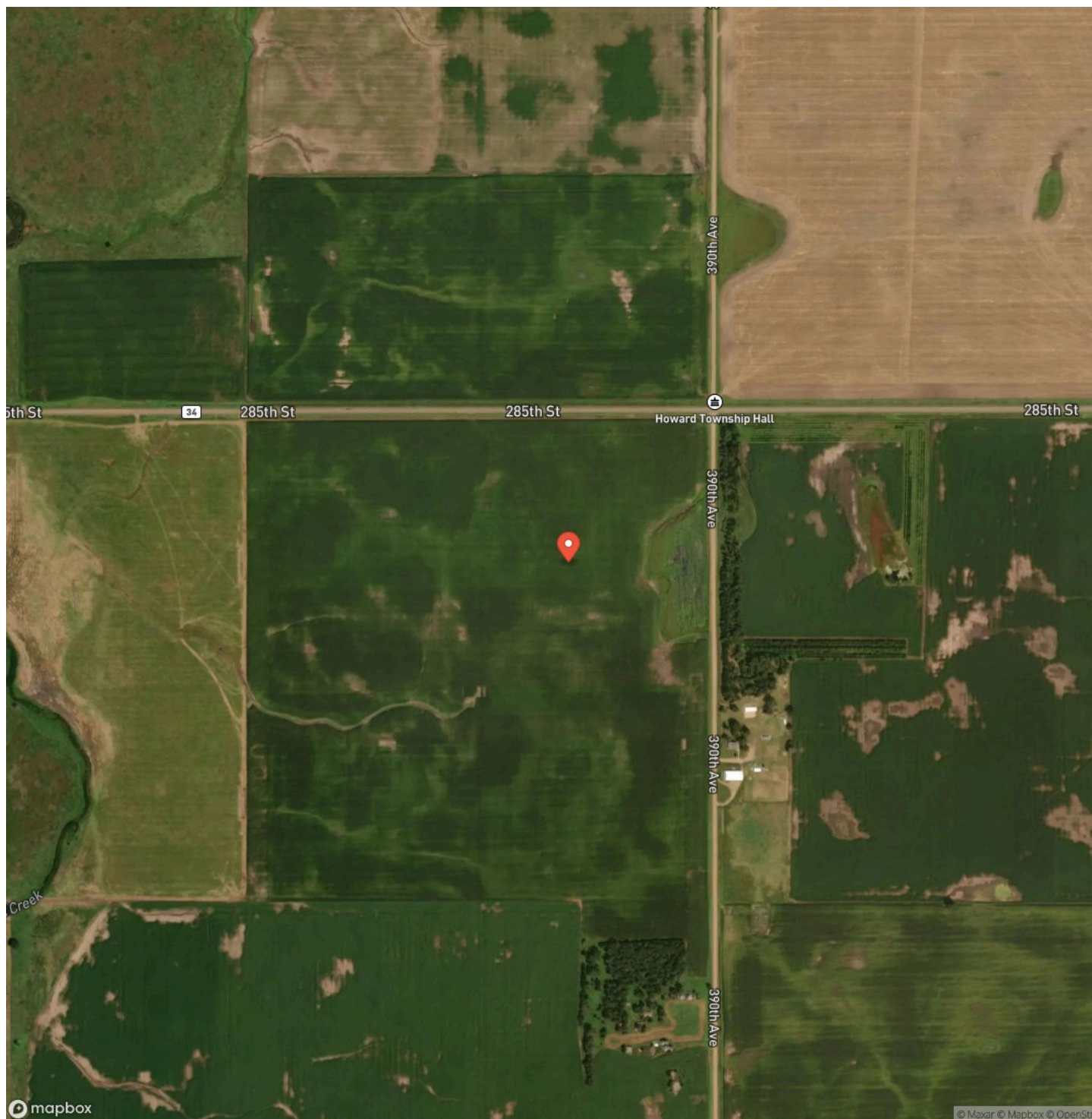
Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES

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<https://talitinesproperties.com/>

DISCLAIMERS

When buying a property listed by Tall Tines Trophy Properties, the broker who represents the buyer must be identified at the first point of contact and must be present at all showings unless prior arrangements have been made with Tall Tines Trophy Properties to qualify for compensation. If these requirements are not followed, the selling broker may lose any compensation, as decided solely by Tall Tines Trophy Properties.



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