



Iowa Chapter  
REALTORS® Land Institute  
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## PRESS RELEASE

“Under all is the Land”

FOR RELEASE: March 27, 2014

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The Iowa Chapter of REALTORS® Land Institute is pleased to announce the results of our March 2014 Land Trends and Values Survey. Our REALTORS® Land Institute Chapter is an affiliate of the National Association of REALTORS® and is organized for REALTORS® who specialize in farm and land sales, management, development and appraisal. Participants in the survey are specialists in farmland and are asked for their opinions about the current status of the Iowa farmland market.

Participants were asked to estimate the average value of farmland as of March 1, 2014. These estimates are for bare, unimproved land with a sale price on a cash basis. Pasture and timberland values were also requested as supplemental information.

Survey responses show a statewide average decrease of cropland values of -5.4% for the September 2013 to March 2014 period. Combining -5.4% decrease with the 1.2% increase reported in September 2013 indicates a statewide average decrease of -4.2% for the year from March 1, 2013 to March 1, 2014.

All nine crop reporting districts showed decreases during the past six months. The districts varied from a -2.1% decrease in SW Iowa to a -8.4% decrease in SE Iowa.

Factors contributing to the decrease in farmland values include: lower commodity prices, higher input costs, increasing interest rates, government regulation uncertainty, and uncertainty of the U.S. and world economy. Positive factors for farmland values include: low interest rates, limited amount of land offered for sale, strong livestock market, renewed interest from investors, lack of stable alternative investments, cash on hand, and fear of inflation.

The Iowa Farm & Land REALTORS® farmland value survey has been conducted in March and September since 1978. This survey plus the RLI Farm and Ranch Multiple Listing Service are activities of REALTORS® specializing in agricultural land brokerage on a daily basis.

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March 2014

Iowa REALTORS® Land Institute (RLI)  
Survey of Farm Land Values In Dollars Per Acre



Percent  
Change in  
Tillable  
Cropland  
Values  
Past  
6  
Months

Land Classification By Potential Corn Production

	High Quality Crop Land		Medium Quality Crop Land		Low Quality Crop Land		Non - Tillable Pasture Per Acre		Timber Per Acre		%
	September	March	September	March	September	March	September	March	September	March	
Central	11890	11305	9062	8432	6139	5569	2641	2656	2131	2109	-6.6%
East Central	11732	11283	8744	8337	5736	5387	2890	2788	2418	2372	-4.6%
North Central	11938	11208	9536	8850	6809	6175	2383	2313	1958	1888	-7.2%
Northeast	12950	12203	9675	8894	6178	5661	2743	2771	2444	2463	-7.1%
Northwest	13534	12930	10438	9843	6740	6706	2816	2816	2586	2518	-4.0%
South Central	8644	8056	6345	6228	3569	3618	2450	2494	2408	2375	-3.5%
Southeast	11402	10698	8044	7216	4500	4016	2225	2353	1922	1947	-8.4%
Southwest	10813	10744	8031	7981	5767	5367	3093	3393	1900	2440	-2.1%
West Central	12165	11510	9458	9126	6629	6392	2844	3039	2125	2300	-4.3%
State	11674	11104	8815	8323	5785	5432	2676	2736	2210	2268	-5.4%

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