

# **8± Acre Farm with House and Buildings near Turin, AB**



**Lethbridge County, AB**

**Unreserved Online Auction  
Oct 21 - 23, 2025**



# 8± Acre Farm with House & Buildings near Turin, AB

**OPEN HOUSE: SEP 24 & OCT 8, 4 PM - 6 PM**

Located just 30 minutes from Lethbridge with direct access off Highway 25, this 8.19± acre farm offers a rare opportunity to acquire a turnkey agricultural property in the heart of Southern Alberta. Selling unreserved in an online auction, this well-maintained farmstead combines comfortable living with exceptional infrastructure—making it ideal for livestock, poultry, or diversified ag operations.



The 1,157 sq ft bungalow, originally built in 1957, features 4 bedrooms, 2 bathrooms, and a fully finished basement. The home is in excellent condition, offering a bright, practical layout for rural family living. The landscaped yard includes mature trees, hand-move sprinklers, lawns, and dedicated garden space, creating a peaceful and productive setting.

The property is currently operating as a poultry farm and includes a 160' x 60' insulated barn built in 2021—designed for modern efficiency and adaptable to a wide range of agricultural uses. A second 54' x 24' barn (built circa 2005) and a 40' x 60' insulated shop/calving barn (built in 2013) provide versatile options for storage, livestock, or custom operations. The calving facility includes a top-tier tub, crowding, and working system, with corrals designed to handle up to 120 cows. A concrete silage pit with an 800-ton capacity, NRCB permits, and water infrastructure (including LNID irrigation line, 1.5M-gallon dugout, and potable water co-op share with cistern) round out this robust offering.

Whether you're expanding an existing operation or seeking a smaller, high-functioning farm with excellent infrastructure, this property delivers both value and potential.

**Register to bid in the unreserved online auction, Oct 21 - 23, 2025.**



## Mark Your Calendar.

**Auction Dates:**

**Bidding Opens - 10AM Oct 21 (MDT)**

**Bids Start Closing - 10AM Oct 23 (MDT)**



# HOW TO PLACE YOUR BID

1

In order to bid on any of our auctions, make sure to go to online bidding from your desktop or access the bidding platform directly from our app.

LOGIN

SIGN UP

Check that you are **logged in** to your account in the top right corner, and that you are **registered** for the auction.

2

Go to your desired sale and click or tap

## LOTS

REGISTER TO BID

31 LOTS

3

Navigate to the lot you'd like to bid on and click or tap

PLACE BID

4

Bidding increases in **increments**. You can enter a custom bid or select an increment from the dropdown menu.

CAS

DISMISS ANY USE OF COOKIES POP-UPS THAT COULD INTERFERE WITH YOUR ABILITY TO BID.

Cookies help us deliver our services. By using our services, you agree to our use of cookies.

DISMISS

[Learn more.](#)

## MAX BID

- The **Max Bid** is the highest amount you have bid on a lot and is only visible to you. Until someone bids above it, you are the **Winning Bidder**. You can edit your Max Bid at anytime.
- Our **Auto Max Bidding System** ensures that if another bidder places a bid below your Max Bid, they will be instantly outbid until you reach one increment higher than your max bid.

## INDIVIDUAL LOTTING

- Most of the lots in our auctions have different closing times and are subject to their own time extension, not affecting other lots' closing time.

## GROUP LOTTING

- Group Lotting** means that several lots are bundled together and share the same closing time.
- Group Lots can be identified by the thin gray outline surrounding them, and **GROUP (## Lots)** in the top left corner.

*Note: Each lot within the group can be sold at a different price and/or to a different buyer*

## TIME EXTENSION

If a bid is placed in the last 2 minutes of the close time, the countdown will automatically reset to 2 minutes to ensure everyone has time to bid.

## WATCH LIST

You can save the lots you're interested in by clicking the "watch" button or on the star icon ★ next to the lot number. By activating "watch" on a lot, you will be notified of any changes or updates.

## WINNING BIDDER

When you are the **Winning Bidder**, your bid will be **bold** and **blue** with your Max Bid to the right and **WINNING** displayed over the lot.

## JUMP THE BID




Click or tap the **Jump The Bid** button immediately or at anytime to implement your Max Bid as the current bid, displayed to all bidders.

## BEING OUTBID

If you are **Outbid**, you will still see your last bid with the new current bid to the right, and **OUTBID** displayed over the image.

If your bid matches the current Max Bid, your bid and the current bid will be the same, but you will still be outbid.

GROUP (25 Lots)

 <b>WINNING</b>	<b>LOT 1001</b>   Parcel 1: +/-484 acres - Feedlot NW, SW, SE 8-15-7-W2 & NE DESCRIPTION <b>Contact:</b> Ria Braaksma 780-446-3006 <b>Location:</b> Grenfell, SK <b>Bidding CA\$51,000 (Max: CA\$55,000)</b> <b>EDIT BID</b> - Or - <b>JUMP THE BID</b>
 <b>OUTBID</b>	<b>LOT 1002</b>   Parcel 2: +/-159.83 acres - NW 7-15-7 W2 DESCRIPTION <b>Contact:</b> Ria Braaksma 780-446-3006 <b>Location:</b> Grenfell, SK <b>You Bid CA\$235,000</b> <b>PLACE BID</b> <b>Current Bid CA\$236,000</b>
 <b>OUTBID</b>	<b>LOT 1003</b>   Parcel 3: +/-159.9 acres - NW 12-15-8 W2 DESCRIPTION <b>Contact:</b> Ria Braaksma 780-446-3006 <b>Location:</b> Grenfell, SK <b>You Bid CA\$320,000</b> <b>PLACE BID</b> <b>Current Bid CA\$320,000</b>



Questions about our auction process?

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