

Comparative Iowa Land Values

2017-2018

By Crop Reporting District:

District Name	2018	2017	2017-2018	
	\$/acre	\$/acre	\$ change	% change
Northwest	\$ 9,311	\$ 9,388	-\$77	-0.8%
North Central	\$ 7,789	\$ 7,802	-\$13	-0.2%
Northeast	\$ 7,543	\$ 7,543	\$0	0.0%
West Central	\$ 7,413	\$ 7,377	\$36	0.5%
Central	\$ 7,899	\$ 8,097	-\$198	-2.4%
East Central	\$ 8,004	\$ 8,218	-\$214	-2.6%
Southwest	\$ 6,060	\$ 6,058	\$3	0.0%
South Central	\$ 4,329	\$ 4,172	\$158	3.8%
Southeast	\$ 6,619	\$ 6,864	-\$245	-3.6%
State Average	\$ 7,264	\$ 7,326	-\$62	-0.8%

By County:

County Name	2018	2017	2017-2018	
	\$/acre	\$/acre	\$ change	% change
Adair	\$ 5,527	\$ 5,535	-\$9	-0.16%
Adams	\$ 4,778	\$ 4,763	\$15	0.32%
Allamakee	\$ 5,298	\$ 5,456	-\$158	-2.90%
Appanoose	\$ 3,656	\$ 3,647	\$9	0.24%
Audubon	\$ 7,525	\$ 7,590	-\$65	-0.86%
Benton	\$ 7,994	\$ 8,146	-\$152	-1.87%
Black Hawk	\$ 8,936	\$ 8,841	\$96	1.08%
Boone	\$ 8,174	\$ 8,440	-\$266	-3.15%
Bremer	\$ 8,501	\$ 8,402	\$99	1.18%
Buchanan	\$ 8,249	\$ 8,153	\$96	1.18%
Buena Vista	\$ 9,114	\$ 9,171	-\$57	-0.62%
Butler	\$ 7,867	\$ 7,806	\$62	0.79%
Calhoun	\$ 8,692	\$ 8,905	-\$214	-2.40%
Carroll	\$ 8,458	\$ 8,482	-\$24	-0.28%
Cass	\$ 6,713	\$ 6,737	-\$24	-0.35%
Cedar	\$ 8,386	\$ 8,407	-\$20	-0.24%
Cerro Gordo	\$ 7,773	\$ 7,703	\$69	0.90%
Cherokee	\$ 8,685	\$ 8,692	-\$6	-0.07%
Chickasaw	\$ 7,393	\$ 7,317	\$76	1.04%
Clarke	\$ 4,039	\$ 4,029	\$10	0.25%
Clay	\$ 8,593	\$ 8,648	-\$55	-0.64%
Clayton	\$ 6,735	\$ 6,936	-\$201	-2.90%
Clinton	\$ 7,361	\$ 7,403	-\$42	-0.57%
Crawford	\$ 7,813	\$ 7,870	-\$57	-0.72%
Dallas	\$ 7,573	\$ 7,764	-\$192	-2.47%
Davis	\$ 4,723	\$ 4,752	-\$29	-0.61%
Decatur	\$ 3,488	\$ 3,480	\$8	0.24%
Delaware	\$ 8,575	\$ 8,703	-\$128	-1.47%
Des Moines	\$ 7,159	\$ 7,244	-\$85	-1.18%
Dickinson	\$ 8,267	\$ 8,220	\$47	0.58%
Dubuque	\$ 7,744	\$ 7,951	-\$207	-2.60%
Emmet	\$ 8,352	\$ 8,410	-\$58	-0.69%
Fayette	\$ 7,929	\$ 8,000	-\$71	-0.89%
Floyd	\$ 7,742	\$ 7,512	\$230	3.06%
Franklin	\$ 7,599	\$ 7,750	-\$151	-1.95%
Fremont	\$ 6,423	\$ 6,400	\$23	0.36%
Greene	\$ 7,696	\$ 7,868	-\$172	-2.19%
Grundy	\$ 8,708	\$ 8,816	-\$108	-1.23%
Guthrie	\$ 6,748	\$ 6,862	-\$114	-1.67%
Hamilton	\$ 8,576	\$ 8,861	-\$285	-3.22%
Hancock	\$ 7,675	\$ 7,772	-\$97	-1.25%
Hardin	\$ 7,871	\$ 8,133	-\$262	-3.22%

County Name	2018	2017	2017-2018	
	\$/acre	\$/acre	\$ change	% change
Harrison	\$ 7,115	\$ 7,174	-\$59	-0.82%
Henry	\$ 6,617	\$ 6,696	-\$79	-1.18%
Howard	\$ 6,697	\$ 6,631	\$66	0.99%
Humboldt	\$ 8,273	\$ 8,555	-\$282	-3.29%
Ida	\$ 8,195	\$ 8,256	-\$61	-0.74%
Iowa	\$ 7,114	\$ 7,278	-\$164	-2.26%
Jackson	\$ 6,741	\$ 6,855	-\$114	-1.66%
Jasper	\$ 7,438	\$ 7,583	-\$145	-1.91%
Jefferson	\$ 5,378	\$ 5,442	-\$64	-1.19%
Johnson	\$ 8,676	\$ 8,769	-\$92	-1.05%
Jones	\$ 7,431	\$ 7,485	-\$54	-0.72%
Keokuk	\$ 6,320	\$ 6,431	-\$111	-1.73%
Kossuth	\$ 8,063	\$ 8,326	-\$263	-3.16%
Lee	\$ 6,506	\$ 6,539	-\$34	-0.51%
Linn	\$ 8,720	\$ 8,748	-\$28	-0.32%
Louisa	\$ 7,432	\$ 7,507	-\$75	-0.99%
Lucas	\$ 3,810	\$ 3,801	\$9	0.24%
Lyon	\$ 9,454	\$ 9,400	\$54	0.58%
Madison	\$ 6,067	\$ 6,079	-\$12	-0.20%
Mahaska	\$ 6,622	\$ 6,703	-\$80	-1.20%
Marion	\$ 6,536	\$ 6,570	-\$33	-0.51%
Marshall	\$ 7,471	\$ 7,676	-\$205	-2.68%
Mills	\$ 7,285	\$ 7,259	\$26	0.36%
Mitchell	\$ 7,931	\$ 7,696	\$235	3.06%
Monona	\$ 6,416	\$ 6,516	-\$99	-1.53%
Monroe	\$ 4,836	\$ 4,868	-\$32	-0.65%
Montgomery	\$ 5,938	\$ 5,917	\$21	0.36%
Muscatine	\$ 7,847	\$ 7,872	-\$26	-0.33%
O'Brien	\$10,413	\$10,354	\$60	0.58%
Osceola	\$ 9,122	\$ 9,069	\$52	0.58%
Page	\$ 5,420	\$ 5,400	\$20	0.36%
Palo Alto	\$ 8,082	\$ 8,244	-\$162	-1.97%
Plymouth	\$ 9,087	\$ 9,156	-\$68	-0.75%
Pocahontas	\$ 8,384	\$ 8,616	-\$232	-2.69%
Polk	\$ 7,534	\$ 7,723	-\$189	-2.45%
Pottawattamie	\$ 7,760	\$ 7,777	-\$17	-0.22%
Poweshiek	\$ 7,125	\$ 7,287	-\$162	-2.22%
Ringgold	\$ 4,117	\$ 4,106	\$12	0.29%
Sac	\$ 8,981	\$ 9,005	-\$24	-0.26%
Scott	\$10,537	\$10,497	\$40	0.38%
Shelby	\$ 7,656	\$ 7,726	-\$69	-0.90%
Sioux	\$10,200	\$10,202	-\$2	-0.02%
Story	\$ 8,382	\$ 8,652	-\$271	-3.13%
Tama	\$ 7,510	\$ 7,667	-\$157	-2.05%
Taylor	\$ 4,332	\$ 4,318	\$14	0.33%
Union	\$ 4,883	\$ 4,869	\$14	0.29%
Van Buren	\$ 5,033	\$ 5,061	-\$28	-0.56%
Wapello	\$ 5,391	\$ 5,459	-\$68	-1.25%
Warren	\$ 6,560	\$ 6,588	-\$28	-0.43%
Washington	\$ 8,194	\$ 8,339	-\$144	-1.73%
Wayne	\$ 3,711	\$ 3,702	\$9	0.24%
Webster	\$ 8,251	\$ 8,526	-\$275	-3.22%
Winnebago	\$ 7,105	\$ 7,194	-\$90	-1.24%
Winneshiek	\$ 6,791	\$ 6,856	-\$65	-0.94%
Woodbury	\$ 6,646	\$ 6,746	-\$100	-1.48%
Worth	\$ 7,222	\$ 7,158	\$64	0.89%
Wright	\$ 8,361	\$ 8,645	-\$284	-3.29%

2018 and 2017 Iowa Average Land Values, by County

Lyon	Osceola	Dickinson	Emmet	Kossuth	Winnebago	Worth	Mitchell	Howard	Winneshieki	Allamakee	State Average Values Nov 2018: \$7,264 Nov 2017: \$7,326		
9,454 9,400	9,122 9,069	8,267 8,220	8,352 8,410		7,105 7,194	7,222 7,158	7,931 7,696	6,697 6,631	6,791 6,856	5,298 5,456			
Sioux	O'Brien	Clay	Palo Alto	8,063 8,326	Hancock	Cerro Gordo	Floyd	Chickasaw	Fayette	Clayton			
10,200 10,202	10,413 10,354	8,593 8,648	8,082 8,244		7,675 7,772	7,773 7,703	7,742 7,512	7,393 7,317		7,929 8,000		6,735 6,936	
Plymouth	Cherokee	Buena Vista	Pocahontas	Humboldt	Wright	Franklin	Butler	Bremer	Black Hawk	Buchanan		Delaware	Dubuque
9,087 9,156	8,685 8,692	9,114 9,171	8,384 8,616	8,273 8,555	8,361 8,645	7,599 7,750	7,867 7,806	8,501 8,402		8,936 8,841		8,249 8,153	8,575 8,703
Woodbury	Ida	Sac	Calhoun	8,251 8,526	Hamilton	Hardin	Grundy	Tama	Benton	Linn		Jones	Jackson
6,646 6,746	8,195 8,256	8,981 9,005	8,692 8,905		8,576 8,861	7,871 8,133	8,708 8,816		8,936 8,841	7,510 7,667		7,994 8,146	8,720 8,748
Monona	Crawford	Carroll	Greene	Boone	Story	Marshall	Poweshieki	Iowa	Johnson	Cedar		Clinton	
6,416 6,516	7,813 7,870	8,458 8,482	7,696 7,868	8,174 8,440	8,382 8,652	7,471 7,676		7,125 7,287	7,114 7,278	8,676 8,769		8,386 8,407	7,361 7,403
Harrison	Shelby	Audubon	Guthrie	Dallas	Polk	Jasper	Mahaska	Keokuk	Washington	Muscatine	Scott		
7,115 7,174	7,656 7,726	7,525 7,590	6,748 6,862	7,573 7,764	7,534 7,723	7,438 7,583						7,125 7,287	7,114 7,278
Pottawattamie	Cass	Adair	Madison	Warren	Marion	Mahaska	Keokuk	Washington	Louisa	Des Moines			
7,760 7,777	6,713 6,737	5,527 5,535	6,067 6,079	6,560 6,588	6,536 6,570						6,622 6,703	6,320 6,431	8,194 8,339
Mills	Montgomery	Adams	Union	Clarke	Lucas	Monroe	Wapello	Jefferson	Henry	Lee			
7,285 7,259	5,938 5,917	4,778 4,763	4,883 4,869	4,039 4,029	3,810 3,801	4,836 4,868	5,391 5,459	5,378 5,442	6,617 6,696		6,506 6,539		
Fremont	Page	Taylor	Ringgold	Decatur	Wayne	Appanoose	Davis	Van Buren					
6,423 6,400	5,420 5,400	4,332 4,318	4,117 4,106	3,488 3,480	3,711 3,702	3,656 3,647	4,723 4,752	5,033 5,061					

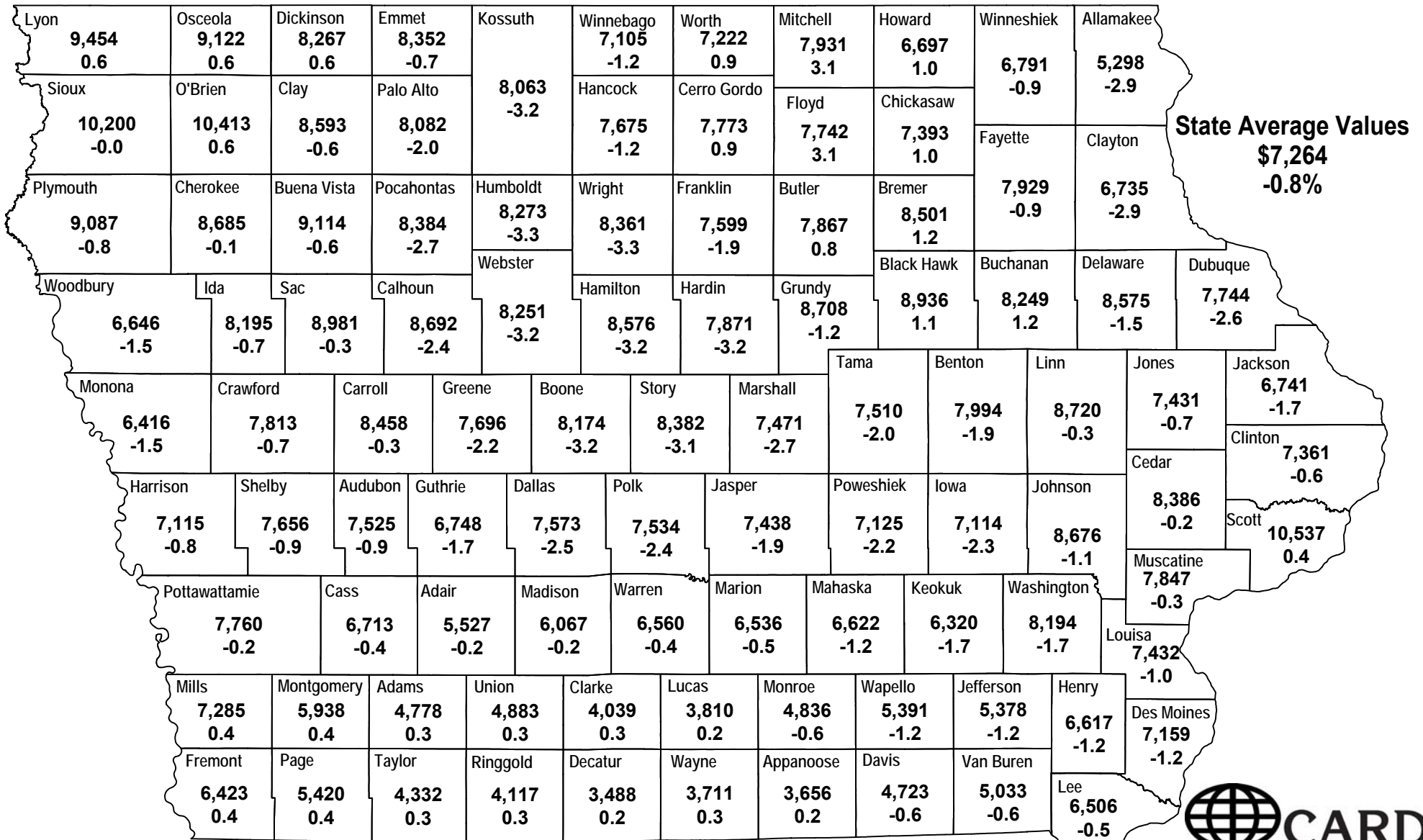
County estimates of average dollar value per acre for Iowa farmland based on U.S. Census of Agriculture estimates and the Nov. 1, 2018, Iowa Land Value Survey conducted by Center for Agricultural and Rural Development, Iowa State University and Iowa State University Extension and Outreach. The top figure is the estimated Nov. 1, 2018, value; the bottom figure is the estimated Nov. 1, 2017, value.



Center for Agricultural and Rural Development

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Extension and Outreach

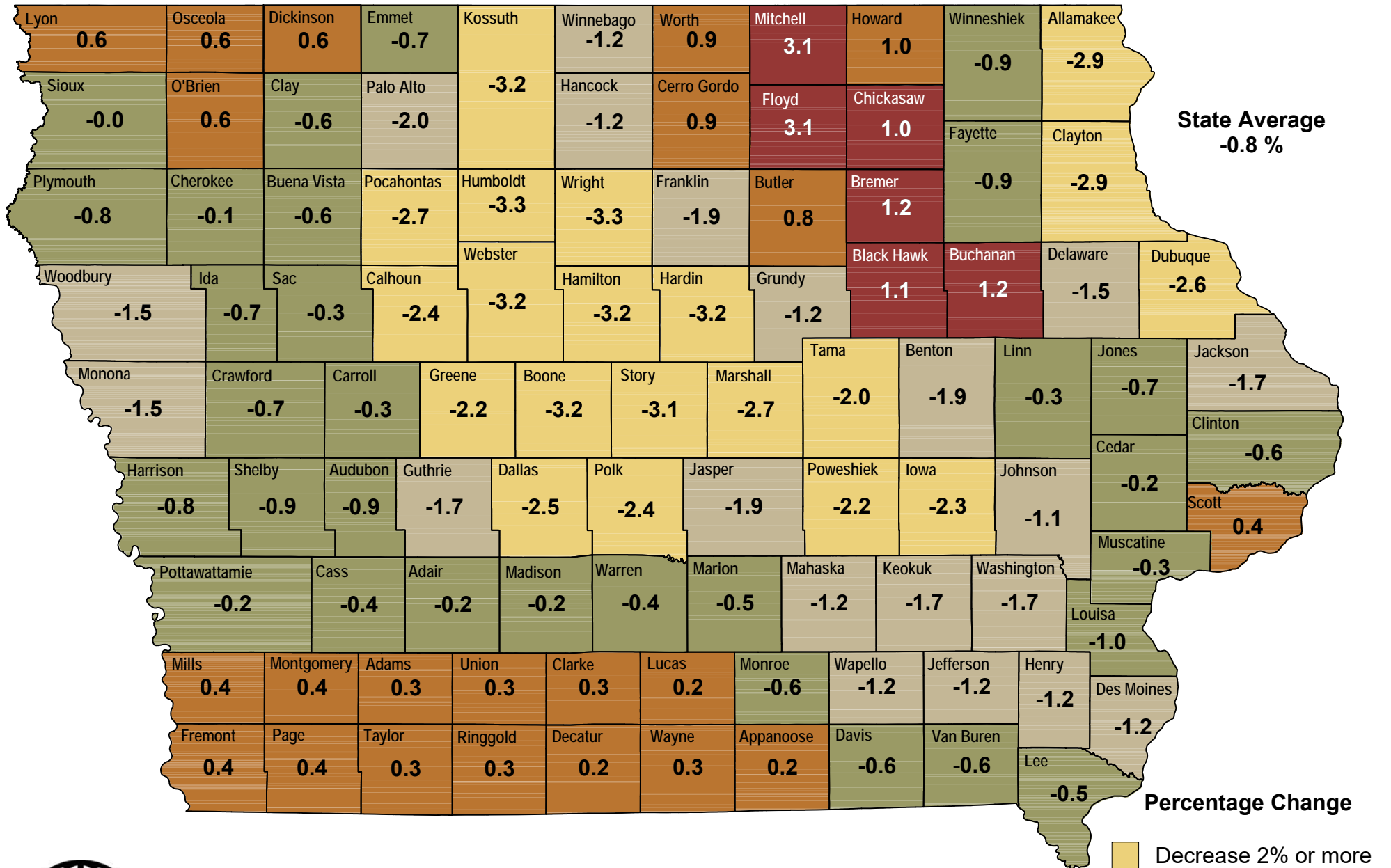
Percentage Change in Iowa Land Values 2017 to 2018



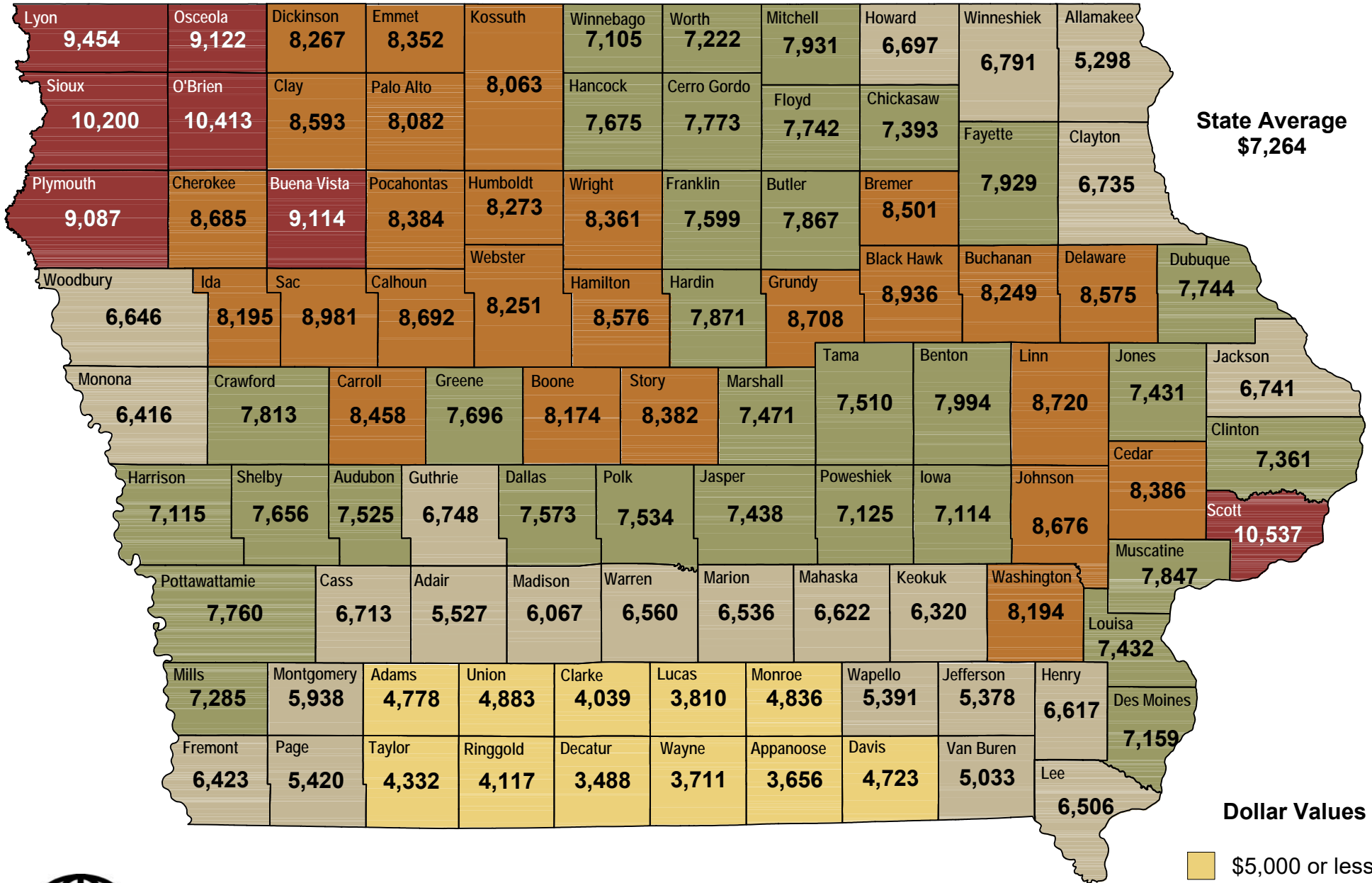
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Percentage Change in Iowa Land Values 2017 to 2018



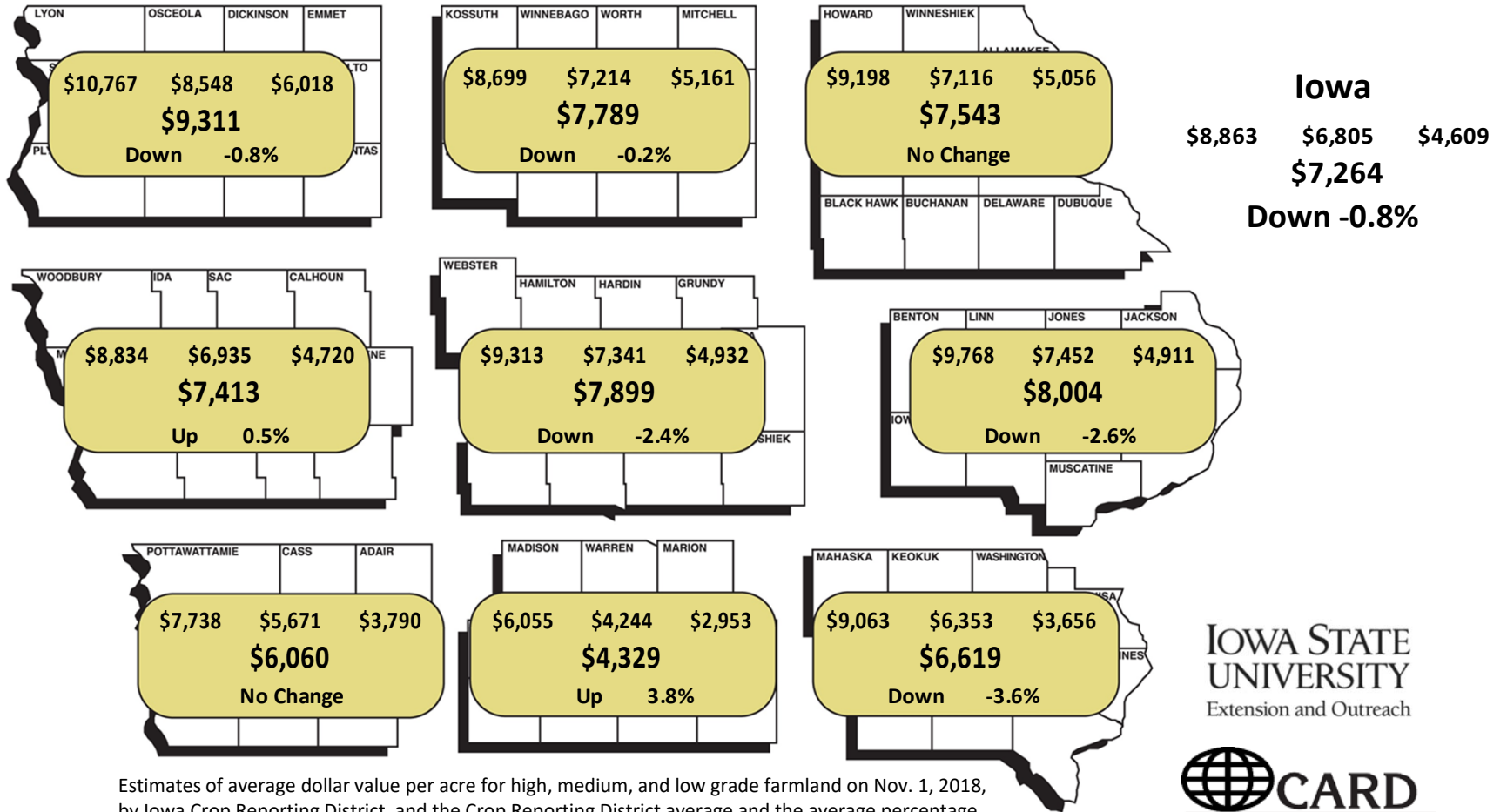
2018 Iowa Land Values



Dollar Values

- \$5,000 or less
- \$5,000 to \$7,000
- \$7,000 to \$8,000
- \$8,000 to \$9,000
- \$9,000 or more

2018 Iowa Land Values by Crop Reporting District



Estimates of average dollar value per acre for high, medium, and low grade farmland on Nov. 1, 2018, by Iowa Crop Reporting District, and the Crop Reporting District average and the average percentage change from Nov. 1, 2017. The estimates are based on a survey conducted by Iowa State University, Center for Agricultural and Rural Development and Iowa State University Extension and Outreach.