

DEUEL COUNTY ACREAGE



A 4 bedroom home with outbuildings sitting on 4.6± acres.

SCOTT SAULTS

Associate Broker

Scott's Cell: 308-289-1383

Email: scott@lashleyland.com

PROPERTY HIGHLIGHTS

List Price **\$499,000**

Location 11 miles West and 2.5 miles North of Chappell, NE

Legal Description

A TRACT OF LAND LOCATED IN THE SW/4 SEC3-13-43 West of the 6th P.M. Deuel County Nebraska

Acres **4.69±**

Buyers and Sellers acknowledge all represented acres are based on the County Assessor's records. Buyers acknowledge that they are purchasing a legal description, and acknowledge that fences may or may not be on the property lines.

Taxes - Estimated **\$2,757.10**

Property Summary

Here is a very unique property. Property is only 2.5 miles North of hiway 30 on well maintained county Rd. there are 4.69 acres with a nice set of young trees for protection on the North side of the property. There are several outbuildings including a nice shop with concrete floor. The house is 4 bedrooms and 3 bathrooms (2996 sq. feet) with an unfinished (1876 sq feet) basement. The home is impeccably finished and is ready to be moved into. It has a very nice deck looking to the south. It also has an elevator that can go from ground level to the second floor. This home really has to be seen to be appreciated. This home would be ideal for a growing family that needs some room or a retired family wanting a place in the country.

Contact Scott Saults if you have any questions or would like to view this property.

All information herein is from sources deemed reliable, however the accuracy is not guaranteed by Lashley Land and Recreational Brokers, Inc., seller or agent. Offering is subject to error, omissions, prior sale, price change or withdrawal without notice.

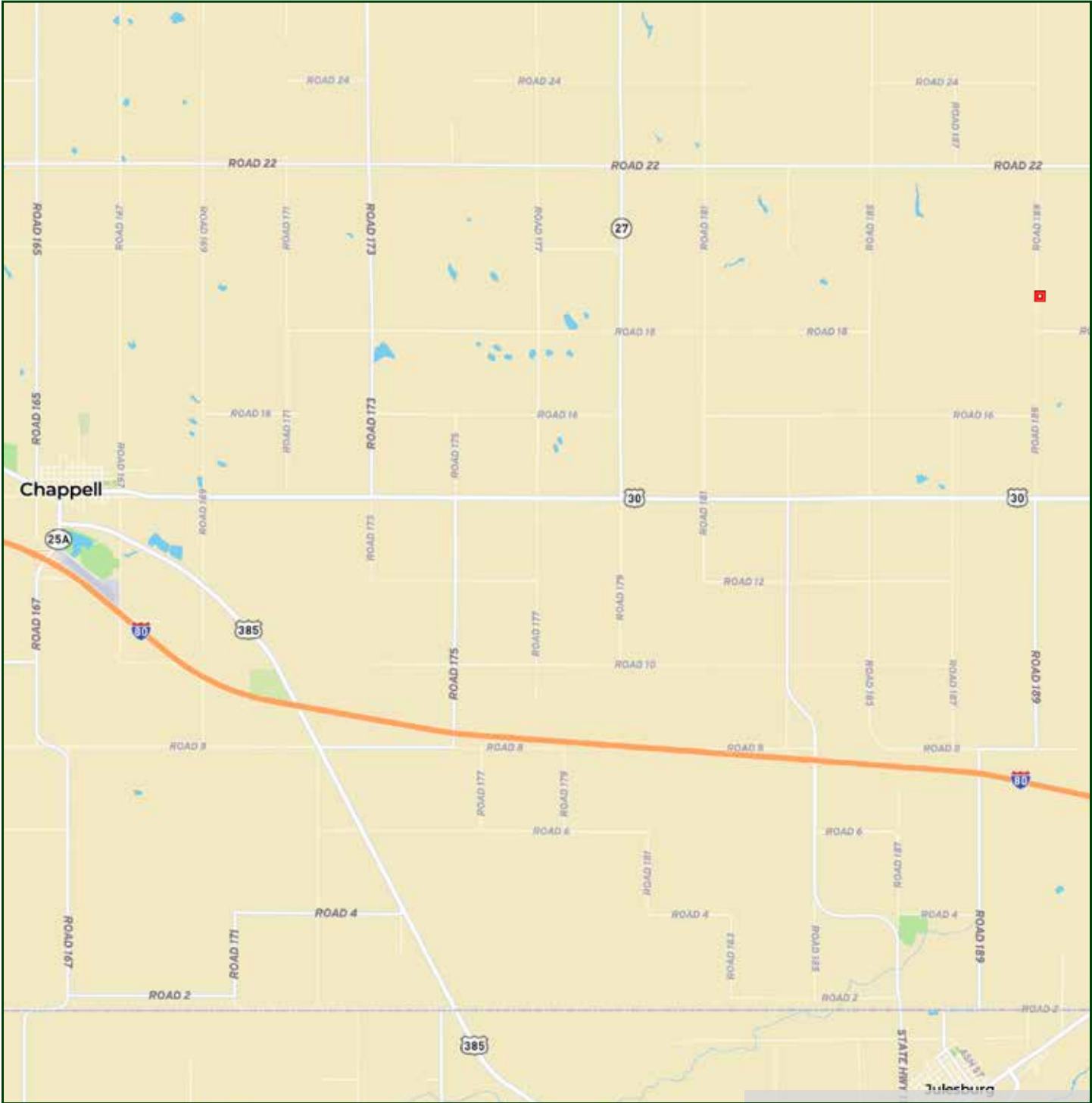
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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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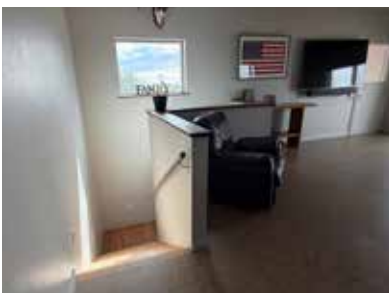
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PROPERTY IMAGES



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NEBRASKA EXPERTS, NATIONAL EXPOSURE.

Contact Information

Office: 308-532-9300

Fax: 308-532-1854

Email: info@lashleyland.com

Website: LashleyLand.com

Mike Lashley, Owner | Broker

Amy Lashley-Johnston, Scott Saults, Skip Marland, Jordan Maassen, April Good, Jon Farley, Tami Timmerman-Lashley, Randy Helms, Bill Grant, Shane Mauch, Jake McQuillen, Brandi Housman, Leala Jimerson, Stephanie Miller, DeAnn Vaughn, Ann Gray, Jake Hopwood, Bryan Cabrera, Lindsey Feuerborn, Robby Uehran, Tom Moss, and Carissa Guy

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2218 E. Walker Road • North Platte, NE 69101

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