LASHLEY LAND RESIDENTIAL

1811 W. 5TH ST.
NORTH PLATTE, NE



An 1,100 sqft. investment property on a double lot.

TAMI TIMMERMAN-LASHLEY
Residential Specialist
Tami's Cell: 308-660-9468
Email: tami@lashleyland.com

PROPERTY HIGHLIGHTS

List Price ~~$150,000~~ $145,000

Location 1811 W 5th St., North Platte, NE

Legal Description

One half (1/2) interest in Lots Ten (10) and Eleven (11), Block Five (5) of the Cody Addition to North Platte, Lincoln County, Nebraska.

Acres .27±

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 **$1,465.34**

Property Summary

Bring your vision to this approximately 1,100 sq. ft. investment property situated on a spacious double lot! Featuring 2 bedrooms, 2 bathrooms, an upstairs kitchen, and a designated area downstairs for a potential second kitchen, this property offers great possibilities for conversion into a duplex or separate rental units.

The property has been completely cleaned out and is ready for an investor to come in and make it their own! Outside, you'll find a 24' x 24' detached two-car garage, along with additional lot space offering potential for new construction or further development.

Whether you're looking to renovate, create rental income, or explore building opportunities, this property is full of potential! Bring your ideas and make this investment opportunity your own!

All potential uses, including duplex conversion, lot division, and additional construction, are subject to city zoning regulations, required permits, and applicable approvals.

This property is being sold as is where is. All information has been taken from the Lincoln County Assessor card and is not a guarantee or a warranty.

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.

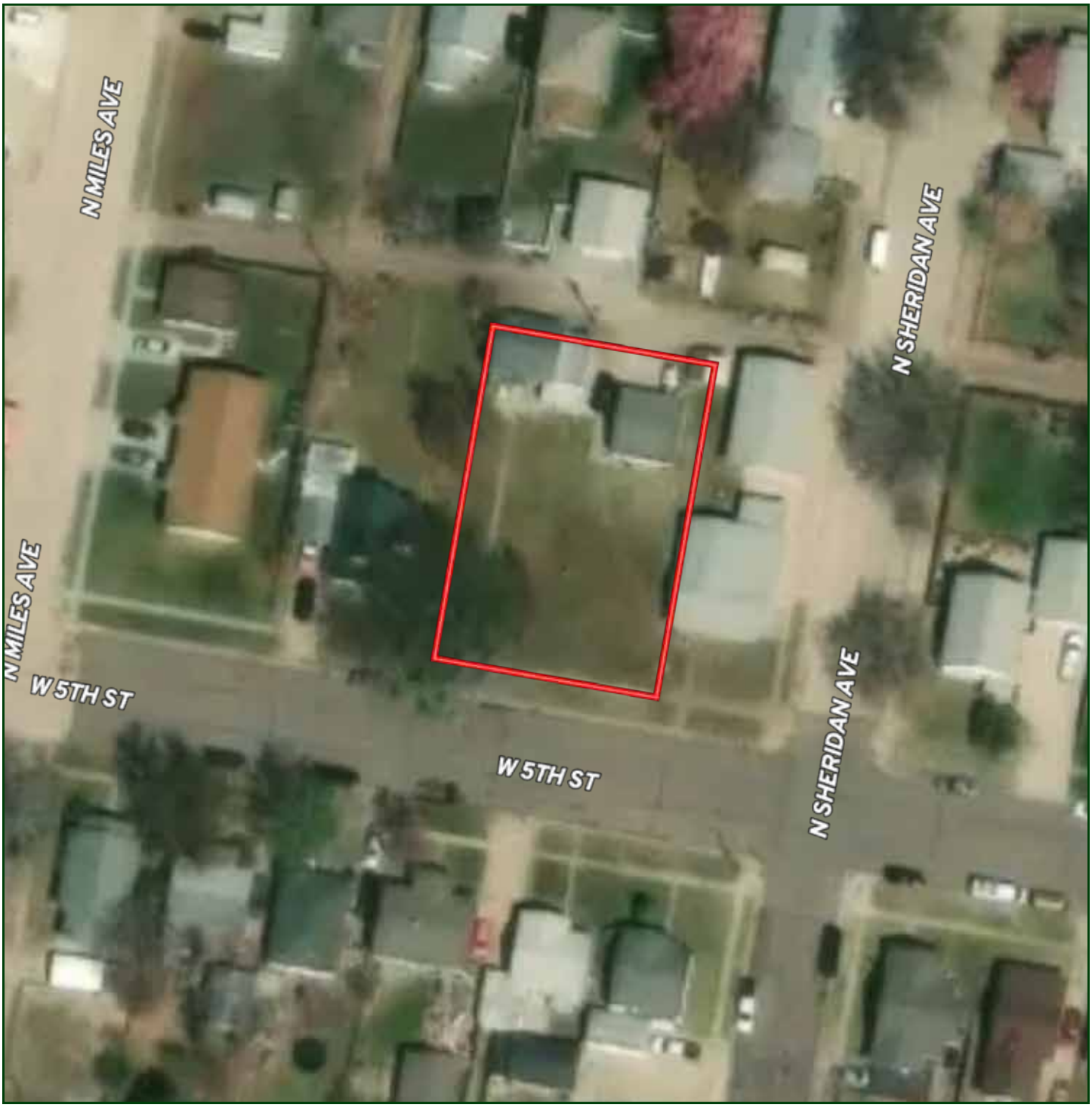
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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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PROPERTY IMAGES







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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, 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

EQUAL HOUSING OPPORTUNITY

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