



ARTHUR COUNTY COMBO



A nice grass and pivot combination property just East of Arthur, NE

SCOTT SAULTS

Associate Broker

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Email: scott@lashleyland.com

PROPERTY HIGHLIGHTS

List Price **\$649,000**

Location 15 miles East of Arthur, NE

Legal Description

NE, NENW, S ½ NW, S ½ Less 12 acre parcel in SWNW, and 252 acre tract in NENE, less 2.06 acres, less RRW in 1-18-36 Arthur County Nebraska

SENE, SE 2-18-36

Acres **533.47±**

Taxes - Estimated **\$4310.46**

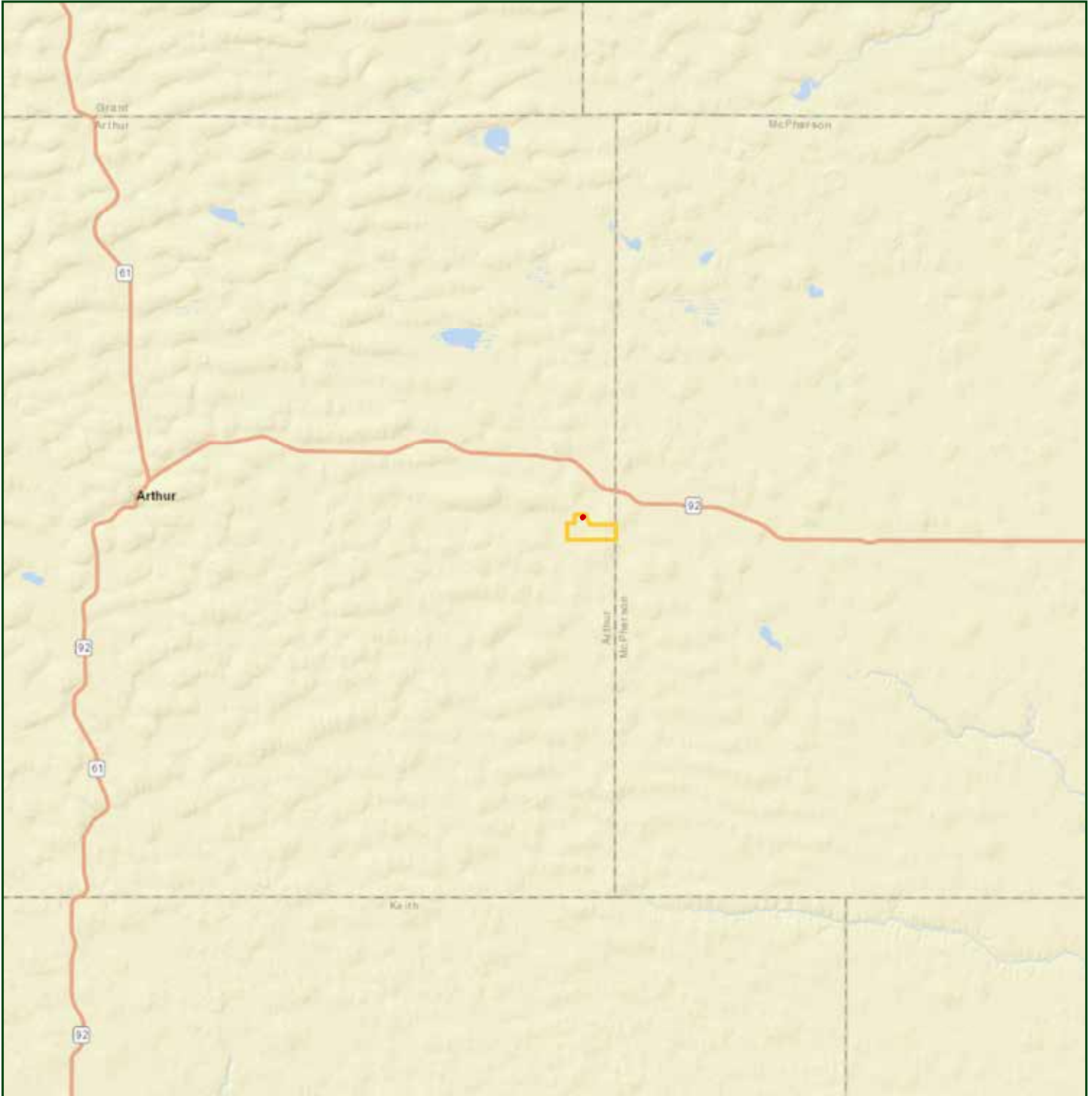
Property Summary

A very nice combination unit 15 miles East of Arthur NE. There are 150 acres under an older pivot and the balance{383 acres} in grass. There is a older home, two shops and several other outbuildings. A nice windbreak of older mature trees make this a good homebase to calve some cows or heifers. There are some corrals and a metal polebarn that could be setup for cows and/or horses. It is located 1 mile south of highway 92. This won't last long, call Scott for more details.

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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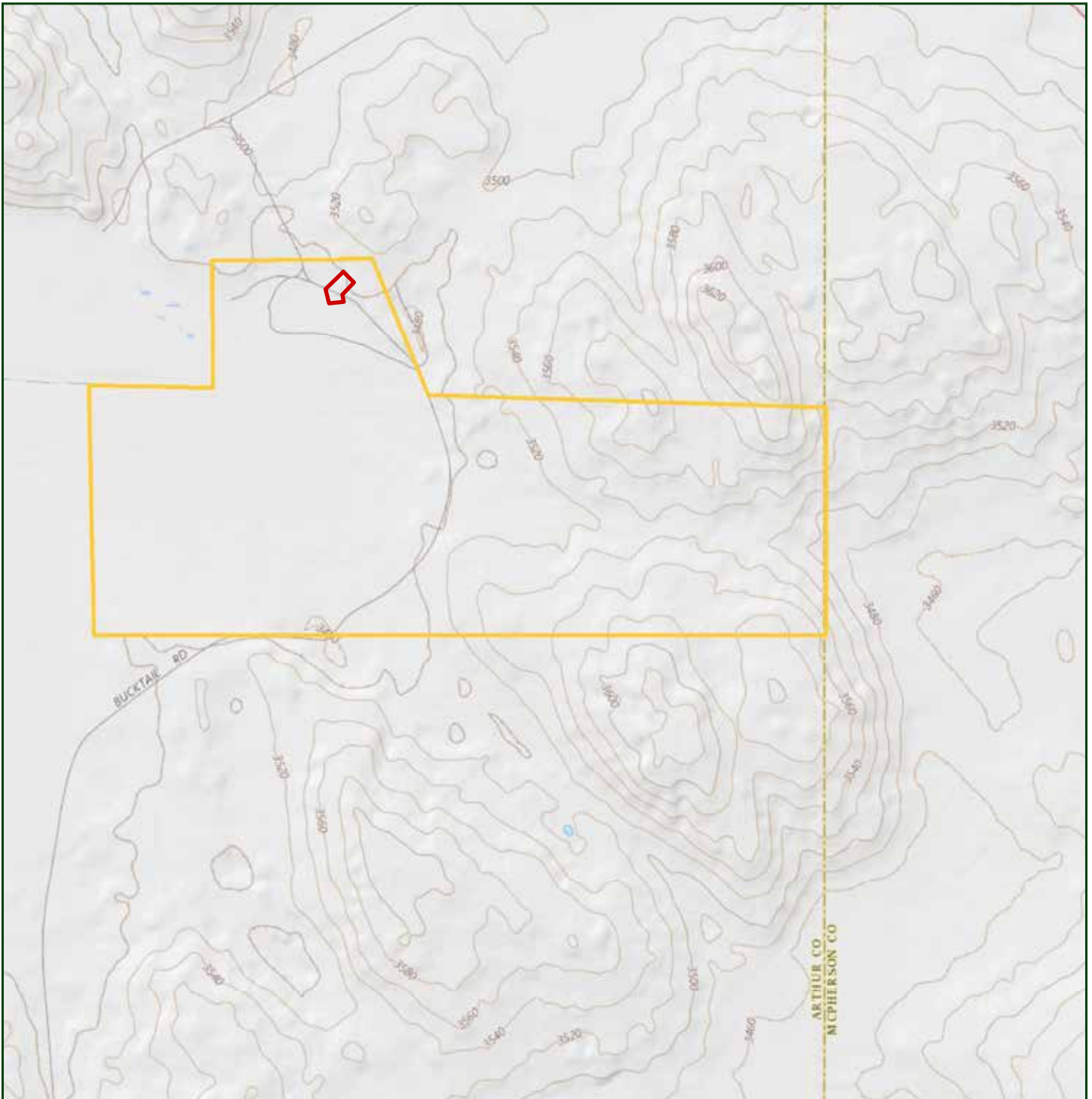
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TOPO MAP



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PROPERTY IMAGES



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PROPERTY IMAGES





THE LAND EXPERTS YOU CAN TRUST

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