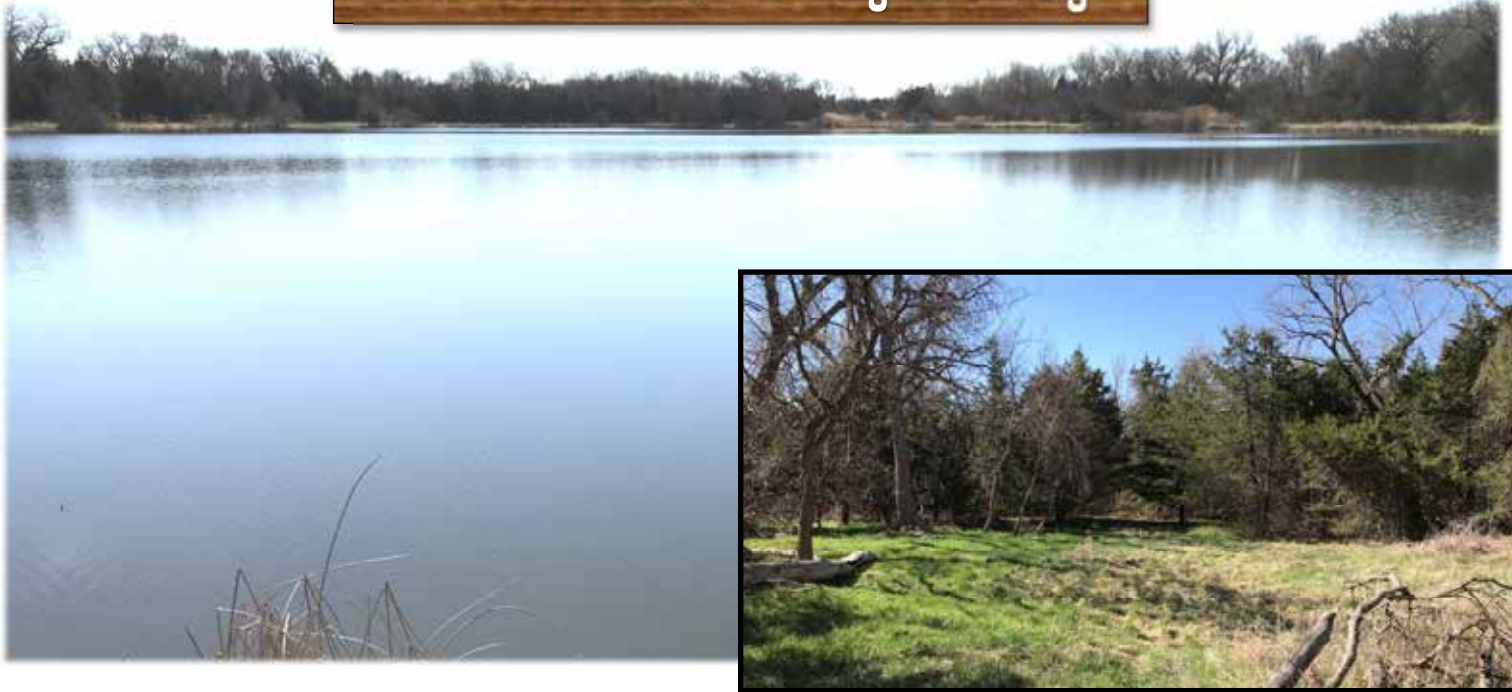


# LAND FOR SALE

## West Island Lake - Hunting & Fishing



**Location:** 6 miles west of Maxwell, Nebraska; on West Island Road.

**Legal Description:** A tract of land in Section 22, Township 13 North, Range 29 West of the 6th P.M., Lincoln County, NE.

**Acres/Taxes:** 55 acres by survey; Estimated taxes payable in 2019 - \$2,570

**Price:** \$321,000.00

**Comments:** Beautiful, secluded getaway on private lake with access off county road on the north boundary. Unlimited recreational opportunities including: fishing; deer, turkey, waterfowl hunting; trail riding; camping; golfing; water sports, with RV storage. All within minutes of North Platte. **Showing by appointment only.**

**Contact:** **Bruce Dodson, Listing Agent Cell 308-539-4455**  
**Email: [bruce@agriaffiliates.com](mailto:bruce@agriaffiliates.com)**  
Mike Polk, John Childears, Don Walker, Chase Dodson,  
Brian Reynolds, Tony Eggleston, Brad Atkins



**Bruce Dodson, AFM**  
Listing Agent

*Offered Exclusively By:*



**AGRI AFFILIATES, INC.**  
*Providing Farm - Ranch Real Estate Services*

Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but the information is not guaranteed. Prospective Buyers should verify all information. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate. As with any agricultural land, this property may include noxious weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.

**NORTH PLATTE OFFICE**  
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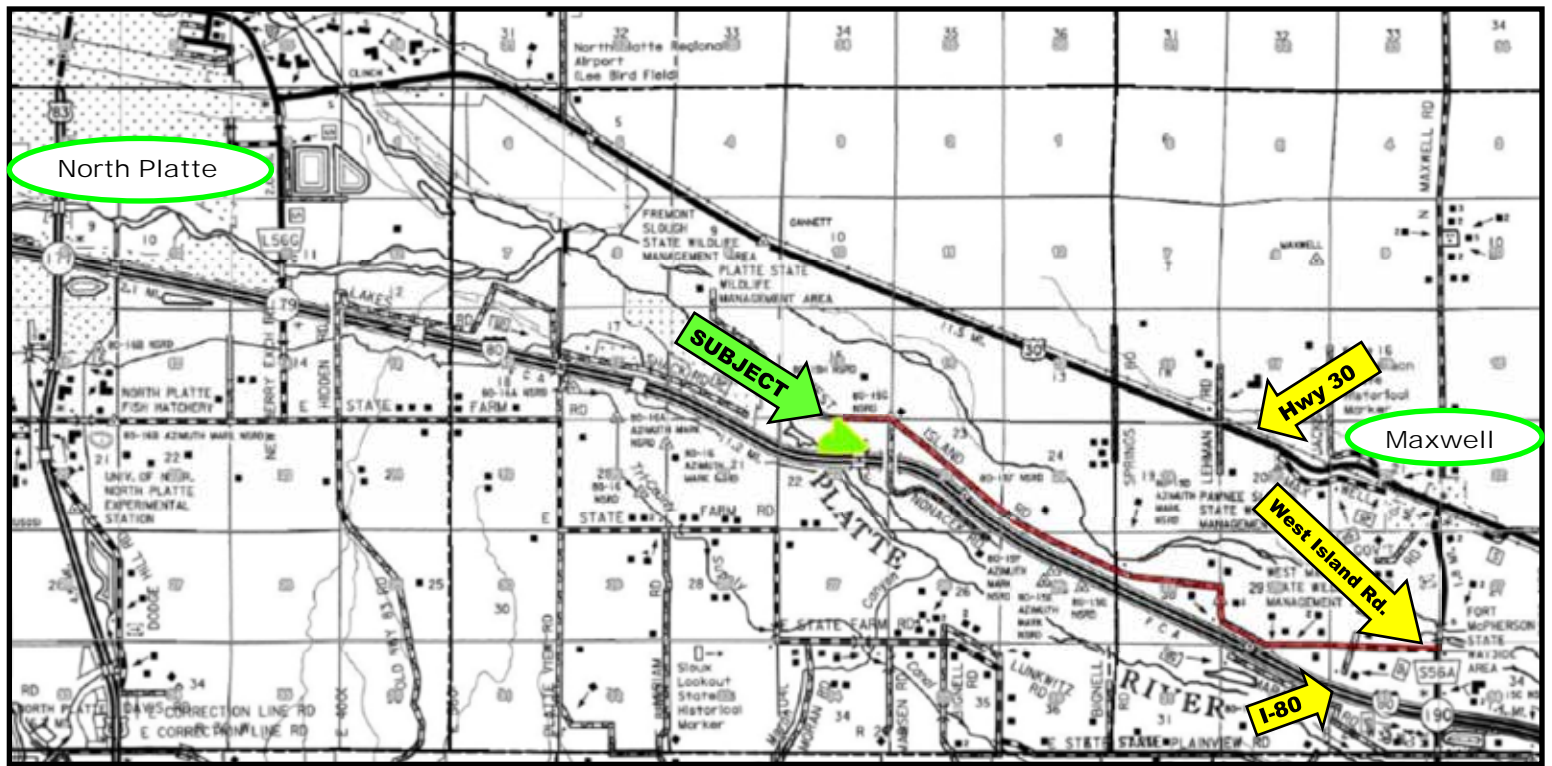
**(308) 534-9240**  
Fax (308) 534-9244











Lake Inlet



Lake Outlet



... your trails.



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