

LAND FOR SALE

15.46 acres near Kearney

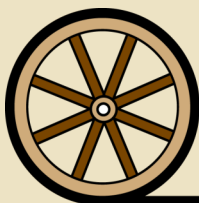
Rural Privacy
Close to Kearney

Imagine views of gently rolling grassland dancing in the prairie winds from the comfort of your dream home located 5 miles north of Kearney. Enjoy the privacy of rural living with the conveniences of town.

- Features:** Secluded agricultural property with residential development potential 5 miles north of Kearney, near Highway 10.
- Price:** ~~\$185,520~~ **NEW LIST PRICE: \$170,000**
- Location:** From Kearney, Nebraska: north on Second Avenue/Highway 10 to turn east on 115th Road 1/2 mile to Access Easements
- Legal Desc:** Part of the NE1/4 SW1/4 Section 36 -T10N-R16W of the 6th P.M., Buffalo County, Nebraska.
- Acres:** 15.46 surveyed acres with two access easements
- Taxes:** 2021 Real Estate taxes payable in 2022 - \$308.86



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Land Use: Rolling grassland with potential to be developed to a building site

Soils: Soils consist of Uly and Holdrege silt loams with lesser amounts of Holdrege-Hall, Hobbs, and Coly silt loams.

Zoning: AGR — Ag Residential

