

LAND FOR SALE

NEW PRICE!

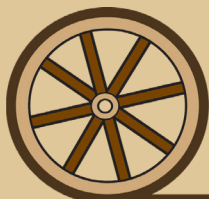


HITCHCOCK COUNTY ACREAGE



Brian Reynolds

LOCATION:	From Culbertson, Nebraska - Go West 1.5 miles on Hwy 6 & 34 to old Hwy 17, then take old Hwy 17 2.5 miles NW to the property.
LEGAL DESCRIPTION:	(Complete legal description to be provided when available, as property has been recently surveyed.) A tract of land located in the NW1/4 of Section 12-T3N-R32W of the 6th PM, Hitchcock County, Nebraska
TAXES & ACRES:	64.60 Acres 2021 Taxes: Estimated \$500
PRICE:	\$175,000
COMMENTS:	Excellent location near Hwy 6 & Hwy 34. Pasture was not grazed in 2022. This property is ideal for developing a new homesite or to run a few head of livestock.
POSSESSION:	Available for immediate possession.
CONTACT:	Brian Reynolds, Listing Agent 308.380.5734 Bonnie Downing, Bruce Dodson, Chase Dodson, Mike Wilken, Bryan Danburg



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MAPS + IMAGES

View from the property

