

CUSTER COUNTY GRASS



A nice 306± acre parcel of grassland in Custer County just West of Callaway, NE.

SCOTT SAULTS

Associate Broker

Scott's Cell: 308-289-1383

Email: scott@lashleyland.com

PROPERTY HIGHLIGHTS

List Price	\$550,000
Location	12 miles West of Callaway, NE
Legal Description	SEC 7-15-24 E1/2NW, SEC 7-15-24, SEC 7-15-24 Lots 1-2, Custer County, Nebraska
Acres	306±
Taxes - Estimated	\$1,294.66

Property Summary

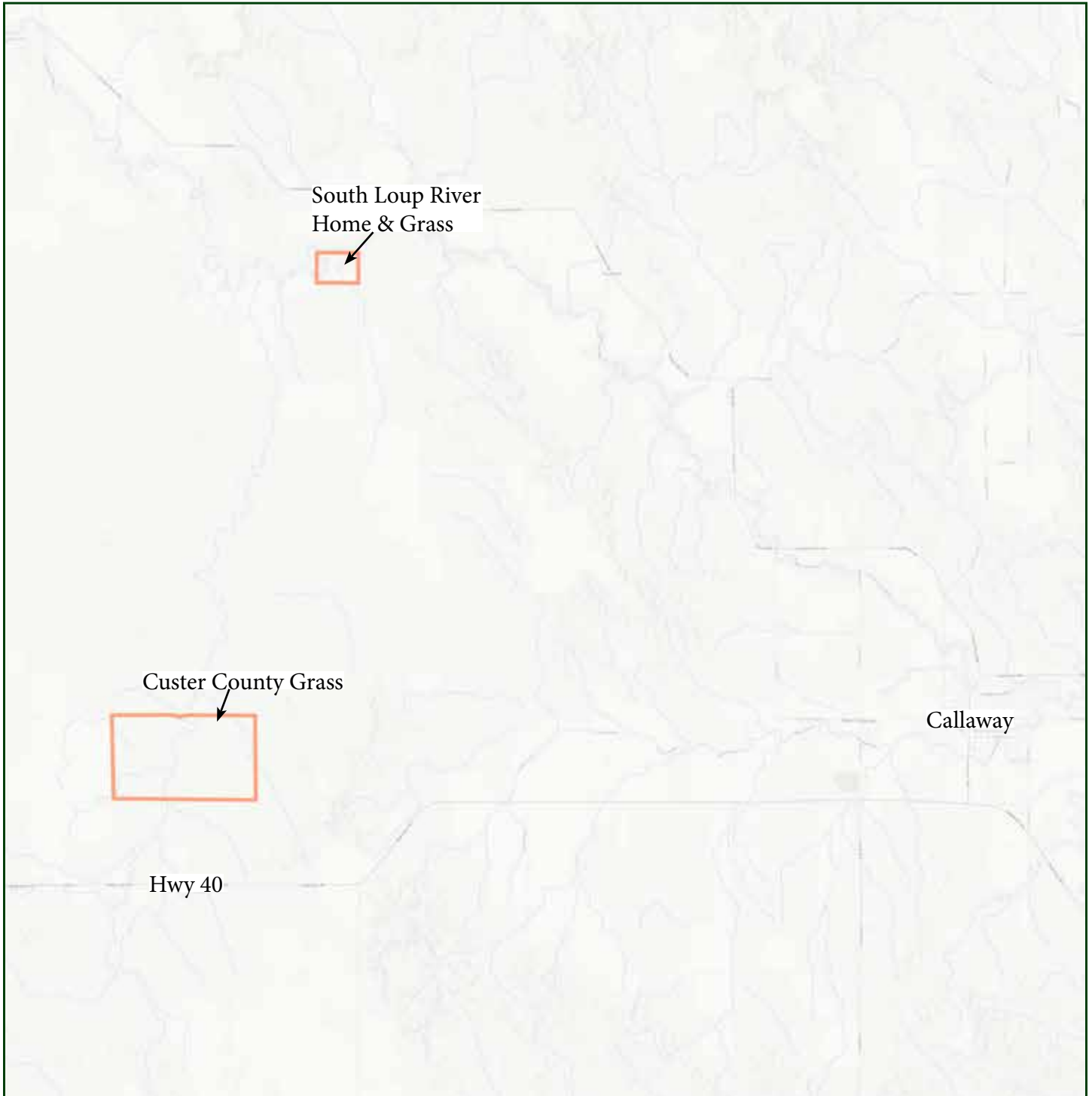
Here is a very nice 306 acres of Custer county grass, only 2 miles North of Highway 40 West of Callaway. There is an 8 acre lake and a windmill that supplies water on this nice short half section. The Owner currently runs 35 pairs for 5 ½ to 6 months. It is located 10 miles West of Callaway and 2 miles North. With the small lake and the adjacent corn fields this would make a great little hunting camp and/or a place to put a home. Call Scott for more information.

The seller also has for sale 155 acres with a beautiful home located 10 miles North of this property, which is listed as South Loup River Home and Grass.

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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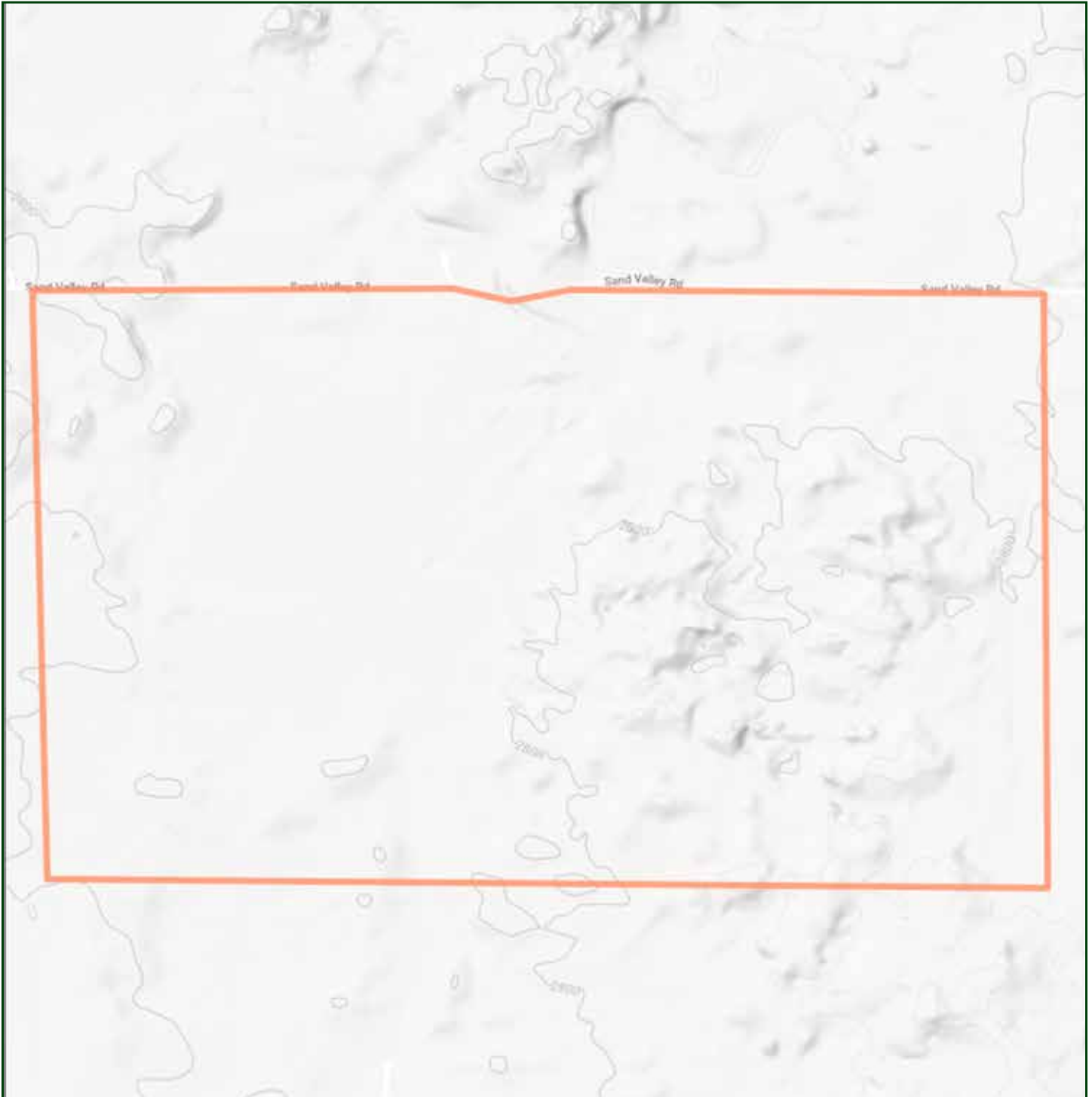
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TOPO MAP



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PROPERTY IMAGES



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PROPERTY IMAGES





THE LAND EXPERTS YOU CAN TRUST

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