

WELLFLEET HOBBY RANCH



A 160± acre well-maintained ranch that is completely off grid.

JON FARLEY

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PROPERTY HIGHLIGHTS

List Price	\$495,000
Location	8405 West Medicine Rd., Wellfleet, NE
Legal Description	SW 1/4 33-10-31 160 acres
Taxes - Estimated	\$3,251.48

Property Summary

Tucked in the southernmost portion of Lincoln County this 160 acre gem has many possibilities along with beautiful views, and it is completely off grid. This ranch's source of energy is produced using renewable solar power, which is high quality power to reduce or eliminate dependence on the community power grid for electricity to light, heat, cool, and operate the home and outbuildings. As a back-up this property has a 1,000 gallon propane tank, and a gas powered generator to sustain the heat, tankless hot water system and other electric components.

Wellfleet Hobby Ranch is a quiet, serene totally private property where you can relax off the front porch and view mule deer, turkey, pheasant, grouse and the occasional elk as they migrate through the land to forage. There is good perimeter, cow tight, fencing with sectional fencing to separate the herd, and good water spots in all locations. The layout of this ranch is ideal, and the condition is excellent, much love was given to this well appointed property.

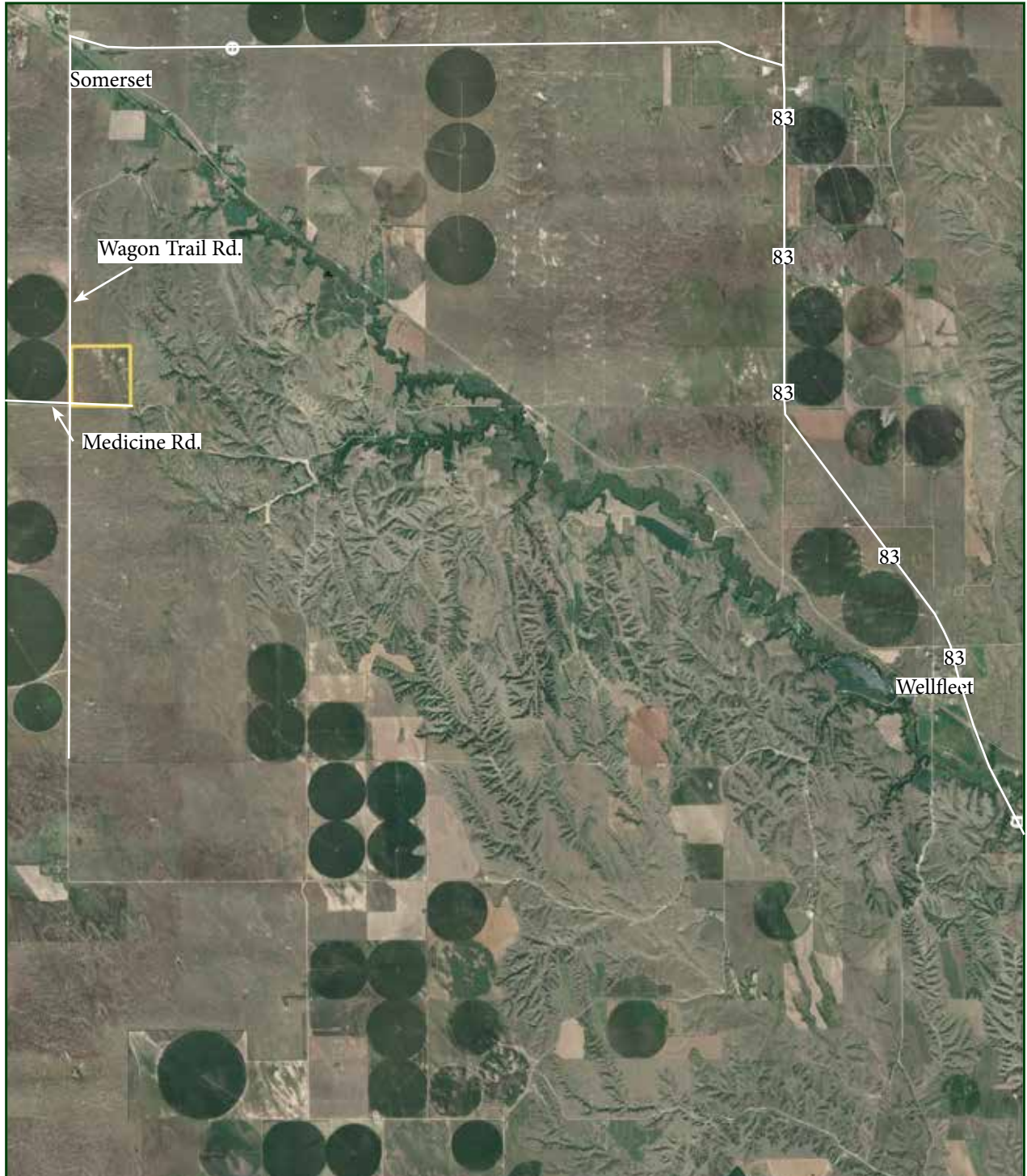
Sellers suggestion to families interested in purchasing this property:

The solar energy system currently in place is more than adequate for two people but a family might consider more batteries or consider having electricity to the home.

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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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PROPERTY IMAGES



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THE LAND EXPERTS YOU CAN TRUST

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