



MAXWELL DEER AND TURKEY HAVEN



A 75± acre recreational haven located SW of Maxwell, NE.

MIKE LASHLEY

Owner|Broker

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ELLIE SCHAD

Sales Associate

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PROPERTY HIGHLIGHTS

List Price: **\$375,000**

Location 1 mile South and 4 miles West of Maxwell, NE

Legal Description

Part of Government Lots 5 & 6 of Section 25, Township 13N, Range 29W of the 6th P.M., Lincoln County Nebraska

Acres Accretion: 75± estimated acres

Buyers and Sellers acknowledge all represented acres are based on the County Assessor's records. Buyers acknowledge that they are purchasing a legal description, and acknowledge that fences may or may not be on the property lines.

Taxes - Estimated **\$900.00**

Property Summary

This is a tremendous piece of recreational real estate. There are excellent opportunities for hunting deer, wild turkey, and upland birds. An existing alfalfa field on the property provides the perfect setup for attracting wild game. There are well established trails throughout the property that are SUV passable. There will be a 40' easement next to the I-80 right of way for the adjacent owner to the East. The tract and easement will both be surveyed. Please contact the Broker for additional details regarding the easement. This is a perfect opportunity to own a tract of hunting land in the Platte River Valley.

NOTE: The listing agent is a direct relative of the Seller and a licensed real estate agent in the state of Nebraska.

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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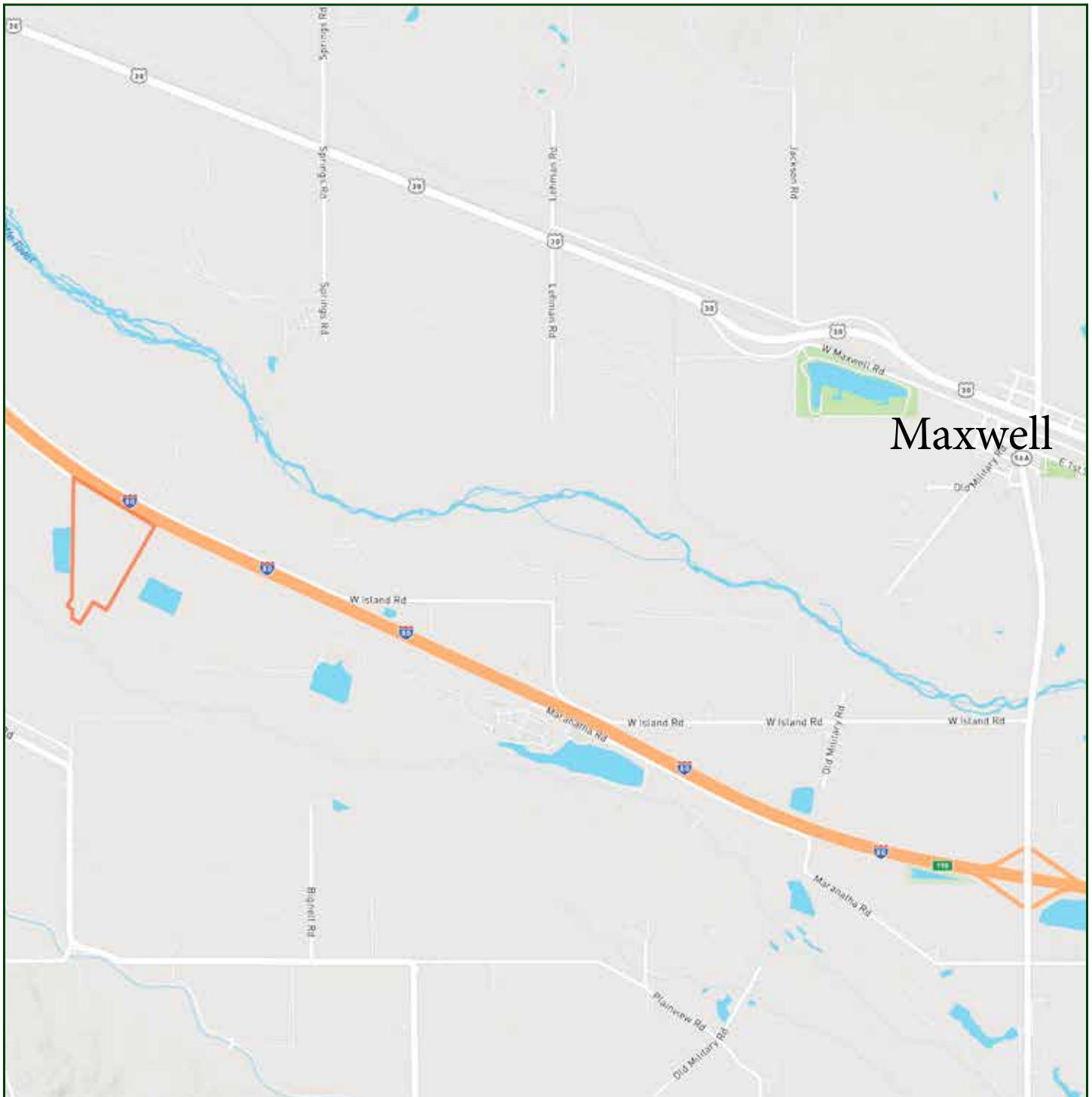
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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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PROPERTY IMAGES



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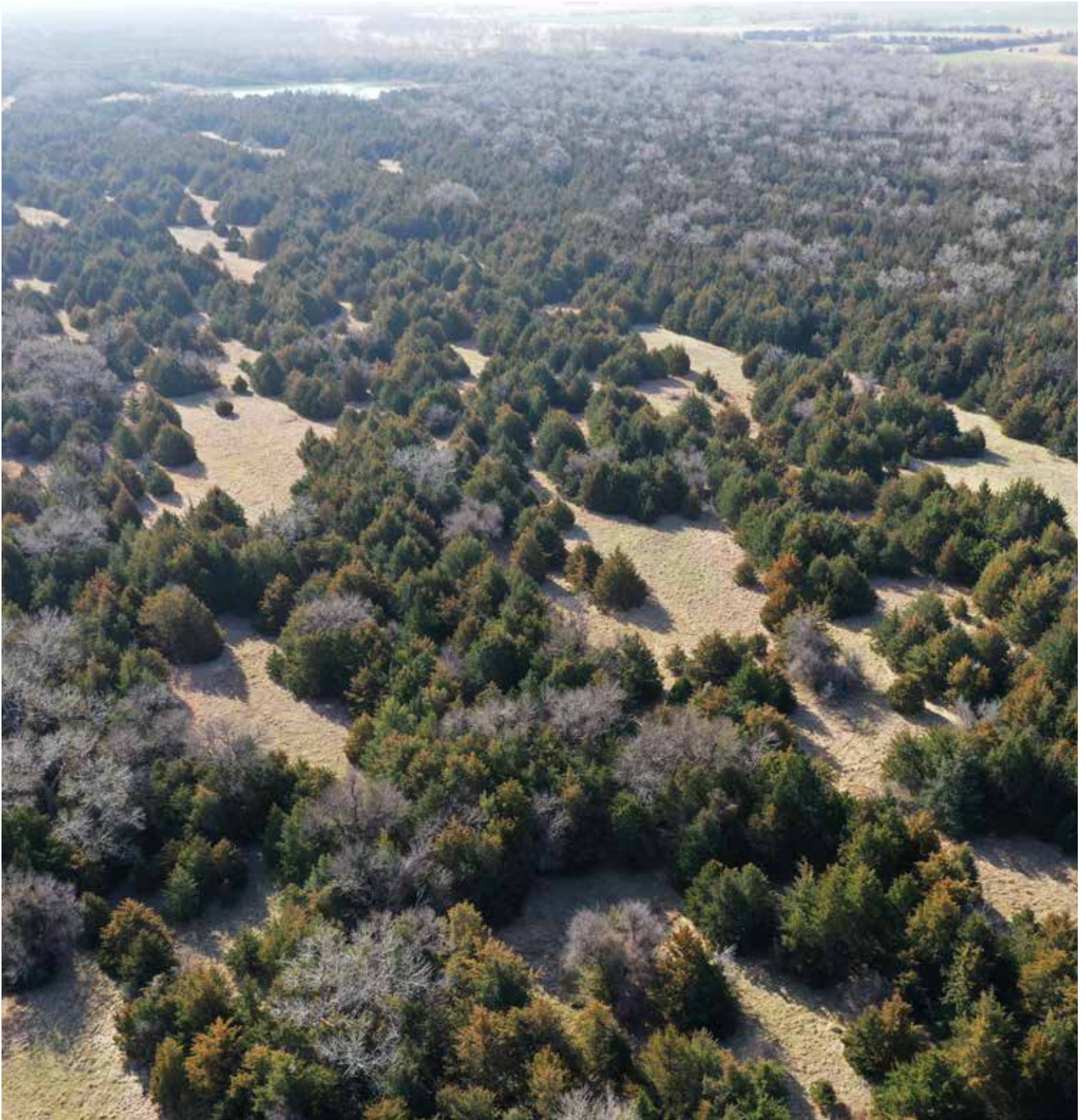
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THE LAND EXPERTS YOU CAN TRUST

Contact Information

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Mike Lashley, Owner|Broker

Amy Lashley-Johnston, Scott Saults, Skip Marland,
Jordan Maassen, April Good, Jon Farley, Tami Timmerman-Lashley,
Randy Helms, Dodi Osburn, Bill Grant, Adam Shada, Shane Mauch,
Jake McQuillen, Brandi Housman, and Leala Jimerson

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