



AINSWORTH ACREAGE



A secluded acreage with numerous updates.

APRIL GOOD

Associate Broker

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PROPERTY HIGHLIGHTS

List Price **\$210,000**

Location 87827 428th Ave., Ainsworth, NE 69210

Legal Description

20 30 22 PT.SE Lying South of RR 5.57 Acres 20-30-22

Acres 5.57±

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 **\$1,568.41**

Property Summary

Here is a rare opportunity to own a secluded acreage with close access off Highway 20. This property has a 1200 Sq. Ft. home with an additional 1200 Sq. Ft. in the basement. The main floor has an open concept kitchen and living area, 2 bedrooms and a spacious bathroom and mudroom.

The basement has an entertainment area complete with a kitchen sink and cupboards, a ¾ bathroom, non-conforming bedroom and a large utility/storage room.

The 30' x 40' detached garage was built in 2010 and has two oversized doors with openers. There are 2-12' x 20' loafing sheds for your livestock needs.

This property has had numerous updates throughout the years including a new well in 2018 and is move-in ready. If you are looking for a peaceful country setting close to town, this is the place!

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.

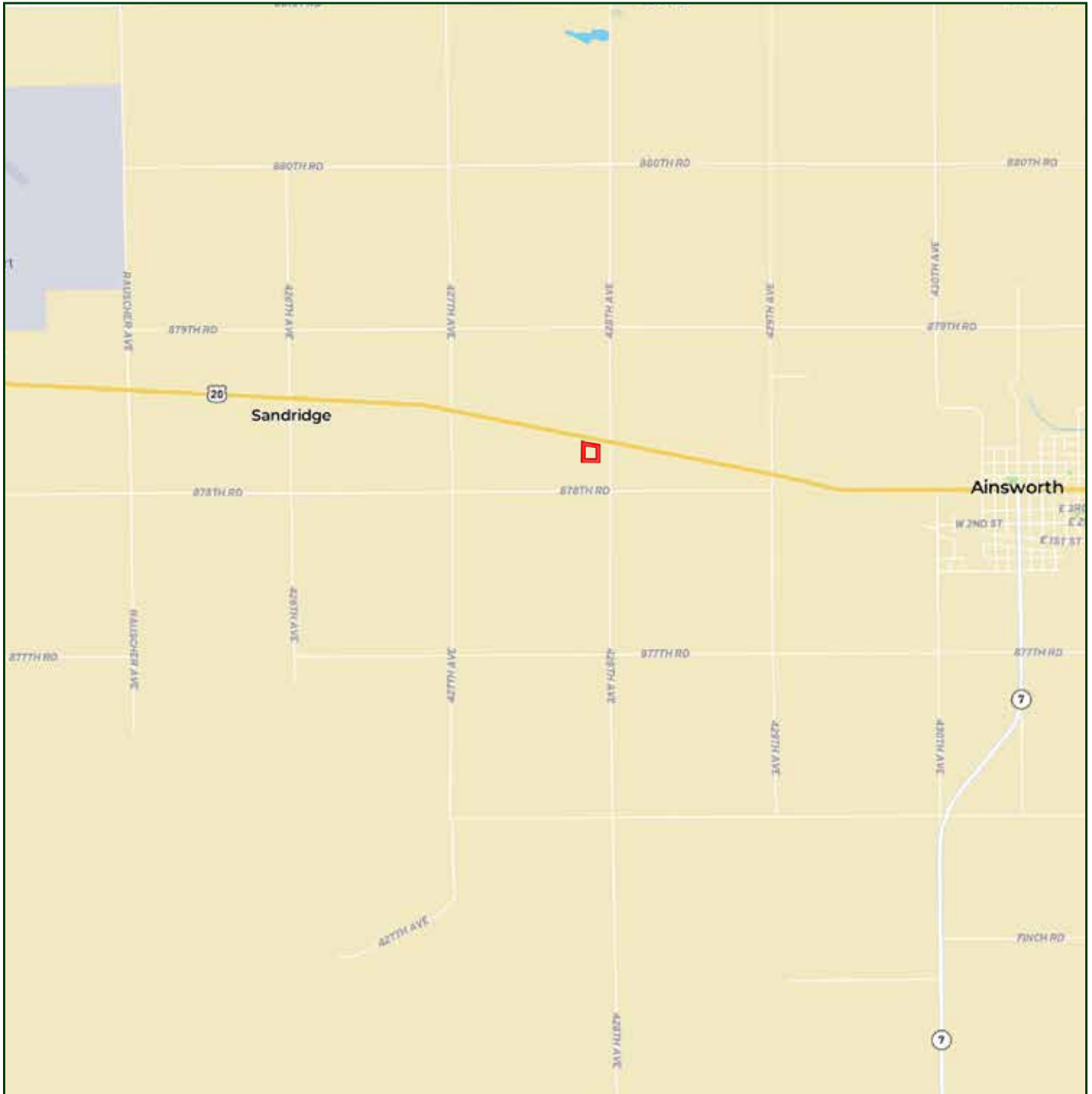
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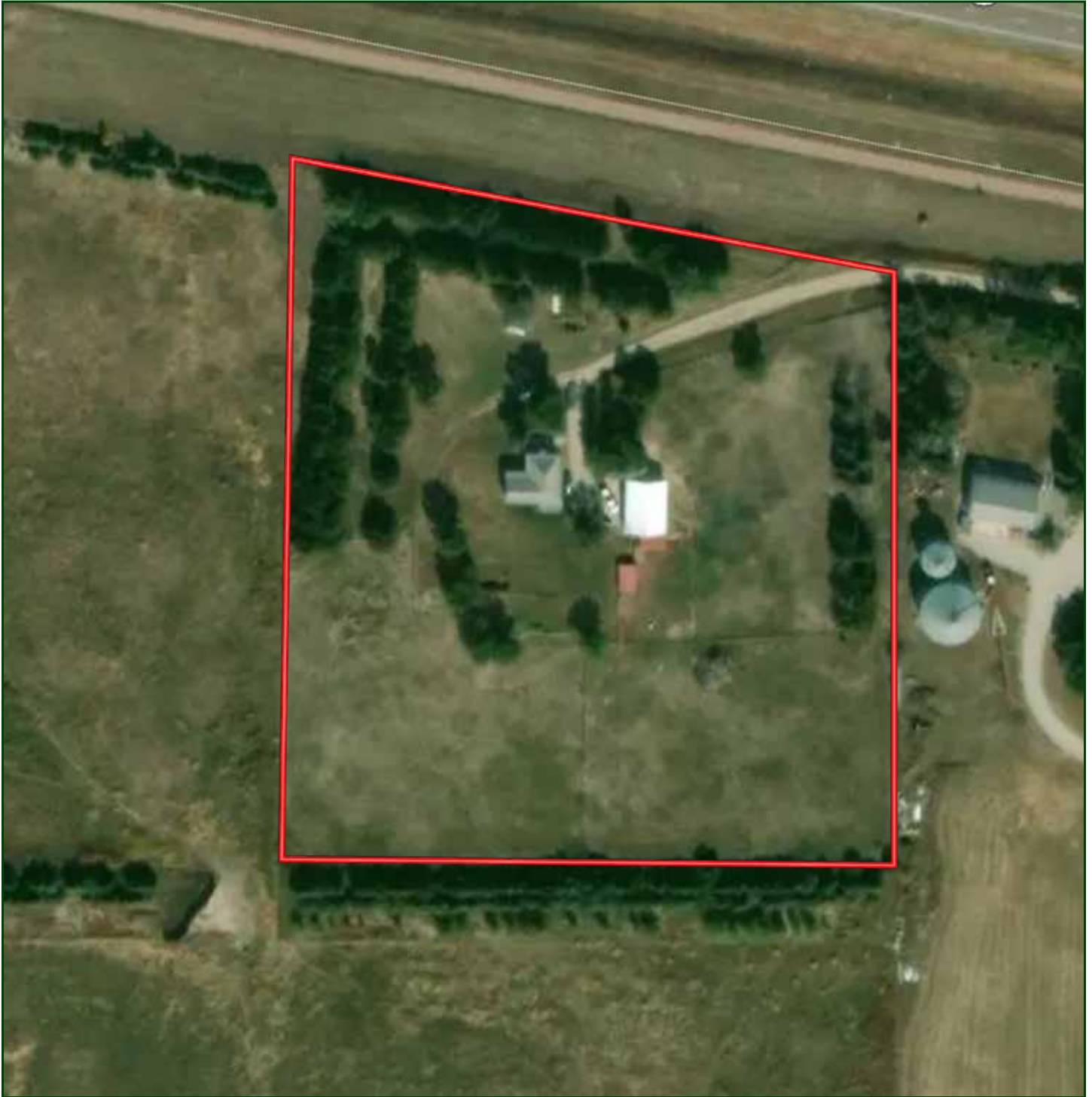
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LOCATION MAP



Boundary lines are estimates - Map for illustration only

AERIAL MAP



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NEBRASKA EXPERTS, NATIONAL EXPOSURE

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