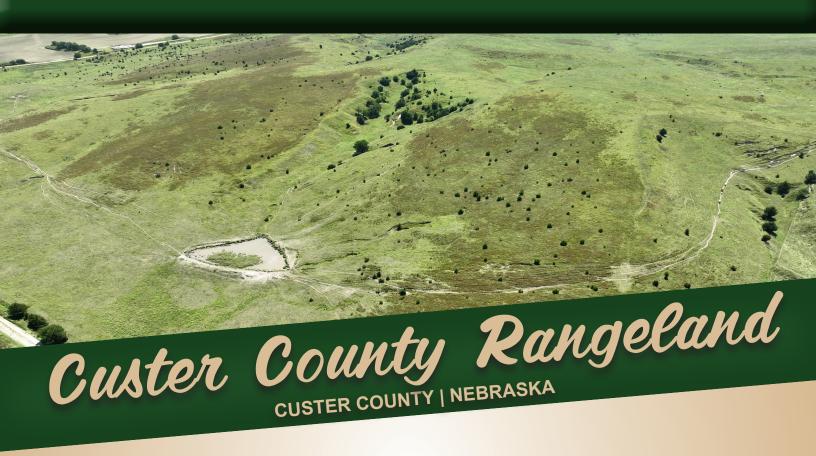
## LAND FOR SALE



**LOCATION:** 13 miles south of Broken Bow on Road 445

**LEGAL DESCRIPTION:** S1/2 NE1/4, NE1/4 SE1/4, Lots 1-2, and parcel in the NW1/4 SE1/4 Section 6,

Township 14N, Range 19W of the 6th P.M., Custer County, Nebraska

**ACRES & TAXES:** 207.42 +/- tax-assessed acres; 2024 taxes payable in 2025 are \$1,873.34

**SOILS:** Hardland rangeland soils consist primarily of class VI Uly-Coly and Coly silt loam

POSSESSION/LEASE: Subject to a lease through February 28, 2026

**PRICE:** \$550,000



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**View Full Brochure & Listing** 





Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but the information is not guaranteed. Prospective Buyers should verify all information. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate. As with any agricultural land, this property may include noxious weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.

**LAND USE:** Hardland Rangeland **FENCING:** 4-strand barbed wire **WELL INFO:** Electric submersible

