LASHLEY LAND AND RECREATIONAL BROKERS

NORTH PLATTE RIVER ACREAGE



A home, shop, and North Platte River Frontage just a short distance from Lake McConaughy.

SCOTT SAULTS

Associate Broker

Scott's Cell: 308-289-1383

Email: scott@lashleyland.com

PROPERTY HIGHLIGHTS

List Price **$595,000**

Location 222 Dusty Lane, Keystone, NE 69144

Legal Description

To be determine by survey (Part of LOTS 5 & 6 & PT lot 7 05-15-37 West of the 6th P.M. Keith County, Nebraska)

Acres **15± TBD by survey**

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 **$2,000 estimated**

Property Summary

Here is an amazing acreage with North Platte River frontage. This property is in a great location, just below Lake McConaughy, in Keystone, NE (4 miles east of the Lake). The exact acres will be determined by a survey to be done in the next 30 days. There are approximately 15± acres with some accretion along the river and river frontage. Enjoy great duck and goose hunting and there is good cover to have some outstanding deer hunting as well!

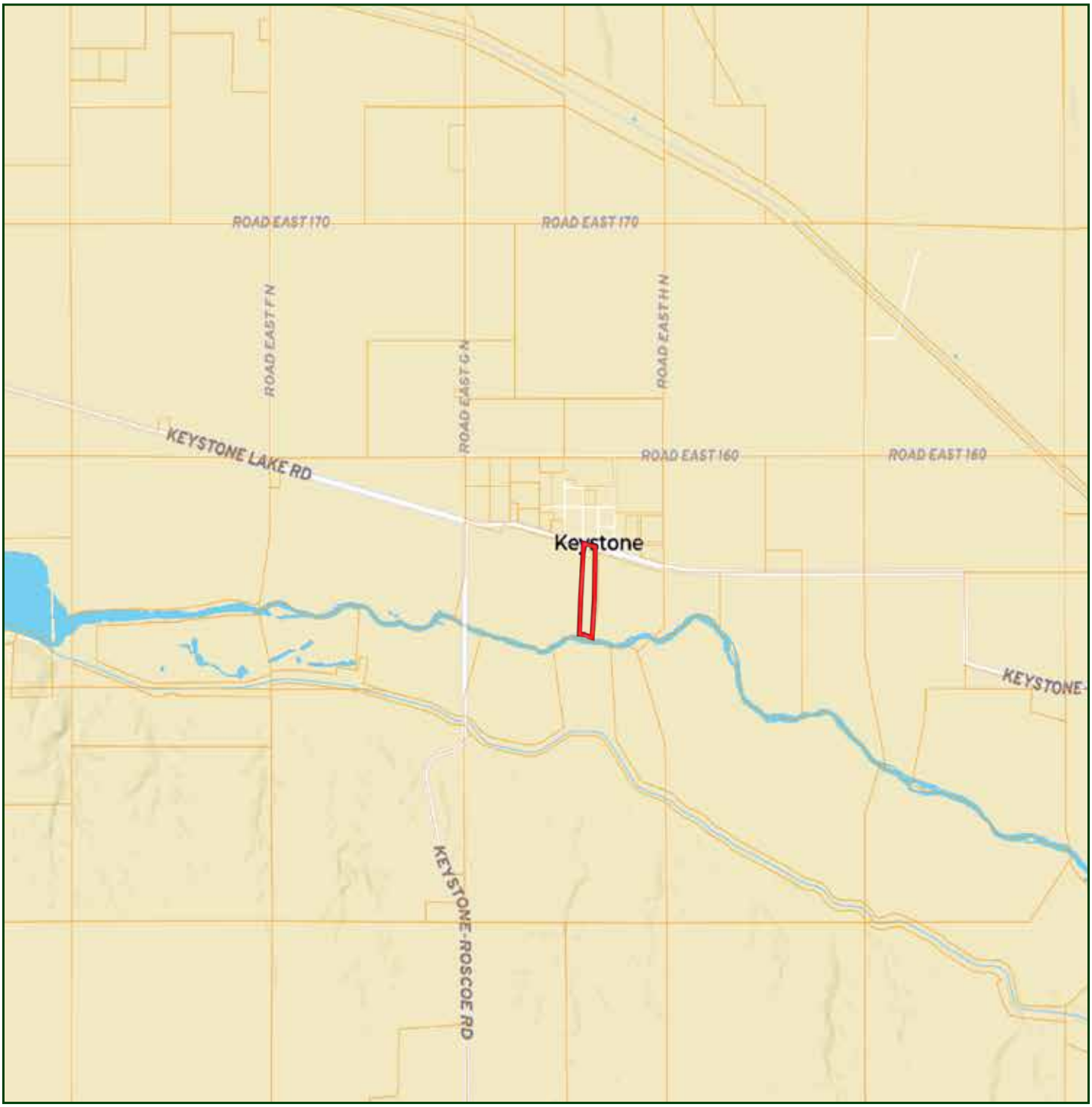
The house is 1,406 sqft. with 2 bedrooms and 1 bathroom. There is an attached garage that is 384 sqft. The shop is approximately 36x56 and can accommodate 3 cars, and also has a bathroom. This property combines the best of Western Nebraska, with hunting, pasture for livestock, a very nice home and shop, close to one of the best fisheries in the state, and all within 10 minutes of Ogallala, NE.

Call Scott Saults if you have any questions or would like to view this property.

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

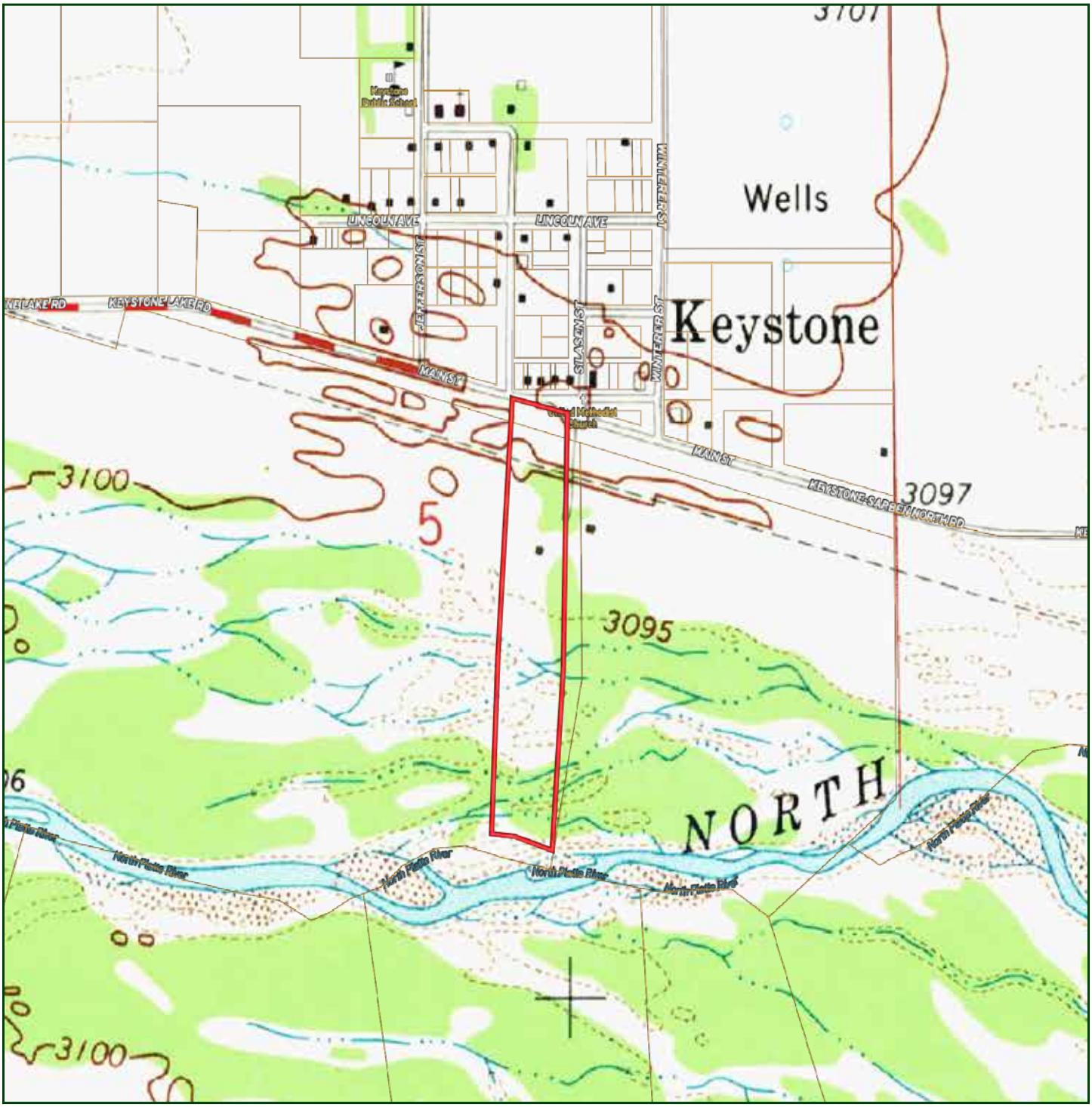
AERIAL MAP



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TOPO MAP



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PROPERTY IMAGES













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PROPERTY IMAGES













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NEBRASKA EXPERTS, NATIONAL EXPOSURE.

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