

Thurston County, NE 123.60 Acres
36 Road
Macy, NE 68039

\$765,000
123.6± Acres
Thurston County



Thurston County, NE 123.60 Acres
Macy, NE / Thurston County

SUMMARY

Address

36 Road

City, State Zip

Macy, NE 68039

County

Thurston County

Type

Hunting Land, Timberland, Undeveloped Land, Recreational Land

Latitude / Longitude

42.134658 / -96.338958

Taxes (Annually)

\$1,086.34

Acreage

123.6

Price

\$765,000

Property Website

<https://talltinesproperties.com/property/thurston-county-ne-123-60-acres-thurston-nebraska/116659/>



PROPERTY DESCRIPTION

PREMIER 123 +/- ACRE RECREATIONAL PROPERTY – THURSTON COUNTY, NEBRASKA

A rare opportunity to own a premier 123 +/- acre hunting and recreational property in Thurston County, Nebraska. This exceptional tract offers an impressive combination of productive tillable acreage, protected wetland habitat, timber, established food plots, bedding cover, water, and excellent access. Designed with the serious outdoorsman in mind, the property provides outstanding opportunities for whitetail deer, wild turkey, and pheasant hunting.

Approximately 30 acres consist of productive tillable cropland, providing potential annual income while also serving as an important food source for wildlife. The balance of the property is enrolled in the Wetland Reserve Program, with the current 30-year enrollment scheduled to expire in 2036. This protected habitat provides valuable security cover and diverse wildlife habitat, creating an ideal environment for deer and a variety of other game species.

The property has been intentionally managed to maximize its hunting potential. Two established clover food plots provide excellent bowhunting opportunities and create attractive feeding and staging areas throughout the hunting season. A larger corn and soybean food plot is strategically positioned along the edge of the timber bluff, creating an excellent transition between food and cover. Recent hinge cutting has further improved the property's bedding habitat by creating thicker cover and additional security for wildlife. The combination of timber, brush, wetland habitat, agricultural ground, food plots, and bedding areas creates a diverse habitat structure that is highly attractive to whitetails.

Turkey and pheasant hunting are also significant features of this property. The protected wetland habitat, timber, thick cover, agricultural fields, food plots, and natural edges provide excellent habitat for both wild turkeys and pheasants. The property's diverse habitat offers opportunities to pursue multiple game species throughout the year, making it an outstanding recreational tract for the entire hunting season.

Location and surrounding hunting pressure provide another unique advantage. Neighboring properties are currently located within a bow-hunting-only unit, while this property provides an opportunity to take advantage of deer movement during rifle season. The combination of surrounding hunting restrictions, secure habitat, bedding cover, food sources, and water can create attractive refuge for mature whitetails seeking security during periods of increased hunting pressure.

Access is another key feature of the property. The existing access allows hunters to enter and exit efficiently while helping minimize disturbance to important bedding and feeding areas. A natural spring provides a reliable water source and further enhances the property's ability to attract and hold wildlife.

Whether you're searching for a premier whitetail hunting property, a diverse recreational retreat, an investment with agricultural income potential, or a property offering excellent turkey and pheasant hunting, this 123 +/- acre Thurston County tract deserves serious consideration.

Properties offering this combination of habitat diversity, food, water, cover, income potential, and recreational opportunity are increasingly difficult to find. This 123 +/- acre Thurston County property is a true Nebraska hunting and recreational destination and an outstanding opportunity for the buyer looking for a property that can be enjoyed for generations. This is a true hunter's paradise in Nebraska. Call and schedule your private tour before it's too late.

FEATURES

- 30 Acres of Cropland
- Two established clover food plots



- Excellent Deer and Turkey Hunting
- Improved bedding habitat
- Natural spring
- County Road access
- Located 1 hour from Omaha, Nebraska
- Located 40 minutes from Sioux City, Iowa

AREA INFORMATION

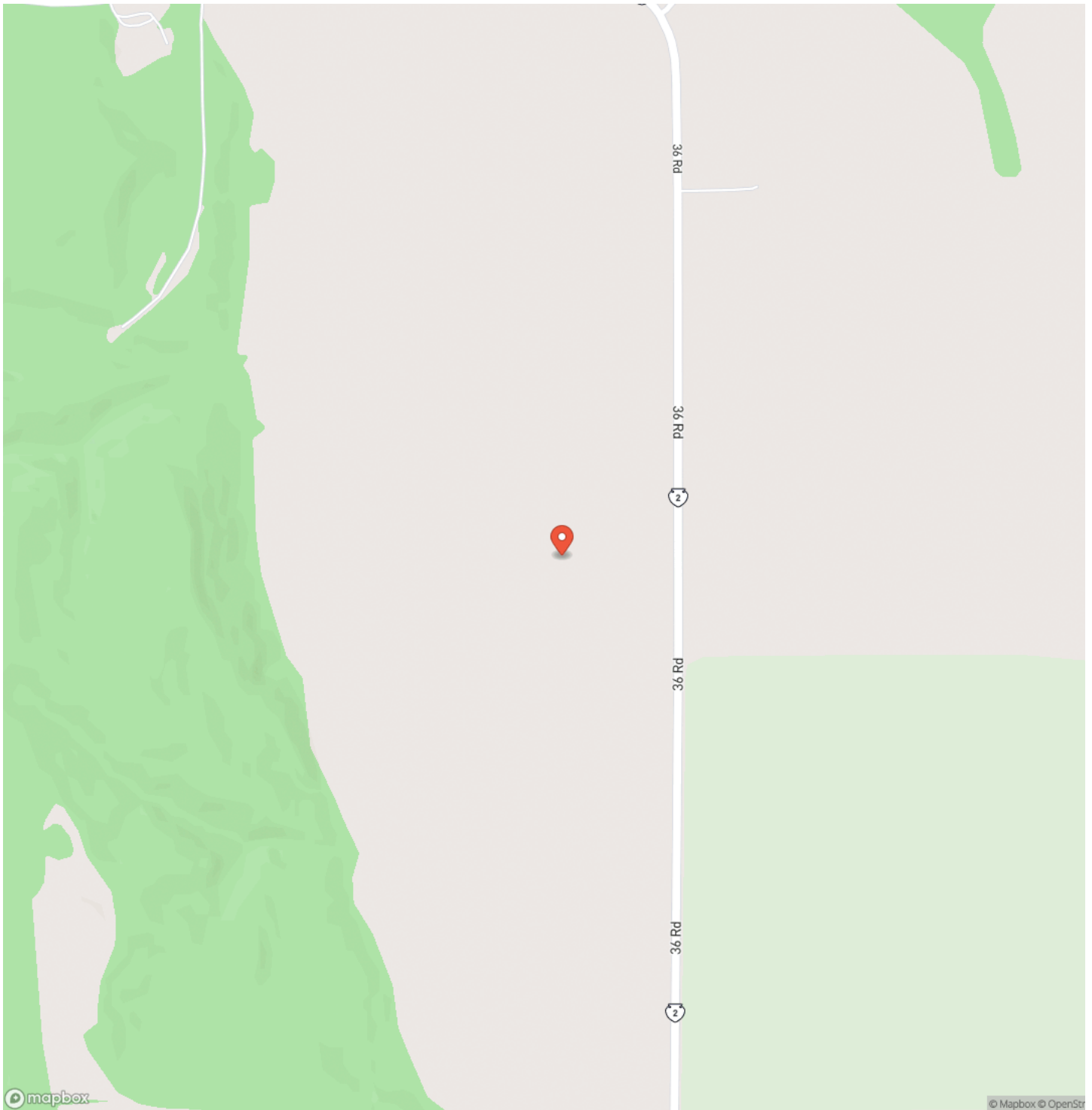
- [Nebraska Game & Parks](#)
- [Thurston County, Nebraska](#)
- [USDA Farm Service Agency](#)



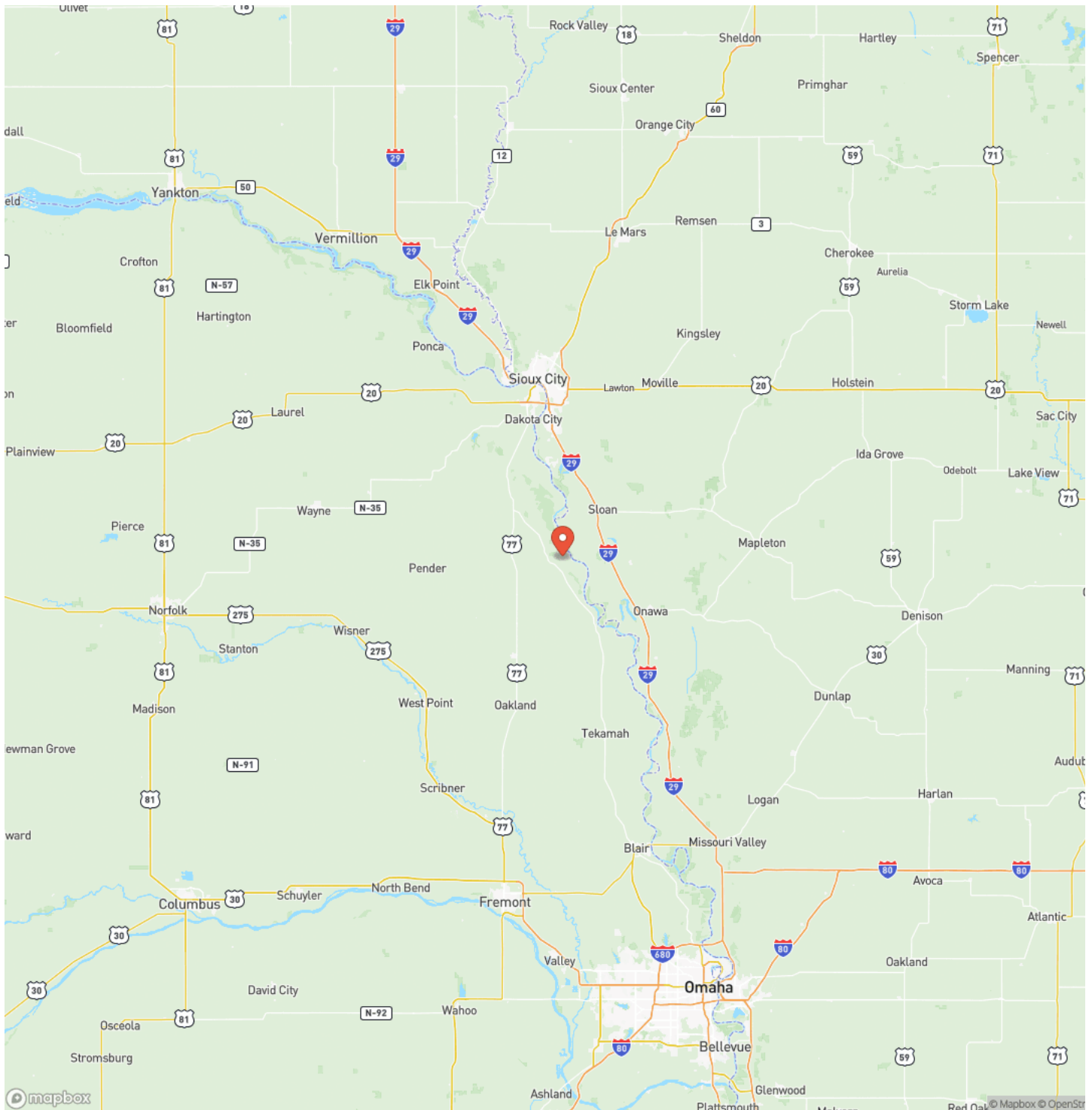
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Macy, NE / Thurston County



Locator Map



Locator Map



Satellite Map



Thurston County, NE 123.60 Acres
Macy, NE / Thurston County

LISTING REPRESENTATIVE

For more information contact:



Representative

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Email

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Address

55082 897 Road

City / State / Zip

Crofton, NE 68730

NOTES

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<https://talitinesproperties.com/>

DISCLAIMERS

The information contained here is deemed reliable but is not warranted or guaranteed by the Broker, its Agents, or the Seller. Access to property, access to utilities, or any measurements including but not limited to, acreage, square footage and mapping boundary lines shared herein has not been independently verified and is for marketing purposes only. If exact measurements, access to property, or access to utilities is a concern, the property should be independently measured or investigated by the prospective buyer.

COOPERATING BROKER COMPENSATION:

When purchasing a property listed by Tall Tines Trophy Properties, a Buyer's Broker must be identified during the first contact and must also be present at the initial showing of the property in order to qualify for a share of the real estate commission. If these conditions are not met, any compensation for the Buyer's Broker will be entirely at the discretion of Tall Tines Trophy Properties.



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