

**1311 SOUTH ST
SUTHERLAND, NE**



A horse-ready 4 bed, 3 bath home on the south edge of town.

BRANDI HOUSMAN

Sales Associate

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PROPERTY HIGHLIGHTS

List Price

~~\$430,000~~

\$410,000

Location

1311 South St, Sutherland, NE 69165

Legal Description

Lot 9, South Park Addition to Village of Sutherland, Lincoln County, Nebraska

Acres 1.08

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

\$ 3,760.06

Property Summary

HORSE READY PROPERTY! This 4 bedroom, 3 bathroom home features 3,481 sq ft of living space plus a basement for storage! The front of the home has a covered front porch that enters into the family area of the home. On the main level there is a massive primary with walk through closet and en suite, another full bath, office space, laundry room, kitchen, dining and living room area with 20+ ft high ceilings with multiple windows for natural light. Upstairs there is an additional loft style living space with 3 more bedrooms and a full bathroom. A new second AC unit was installed for the upstairs portion of the home. Outside is a deck area with built in seating and perfect for entertaining. As you walk out onto the land there is a brand new 45x22 metal lean to set up with 3 horse stalls, storage area and an enclosed tack room and a yard hydrant installed nearby. There is another outbuilding on the property as well currently used just to store hay. Come see this unique home and horse set up before it is gone!

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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AERIAL MAP



Boundary lines are estimates - Map for illustration only

LOCATION MAP



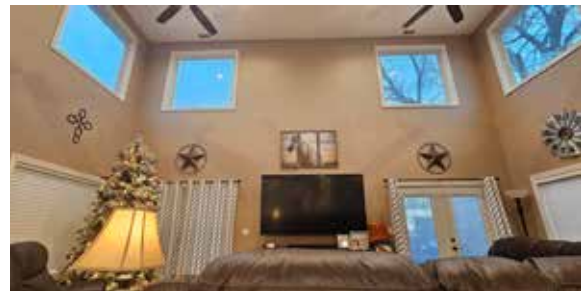
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PROPERTY IMAGES



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PROPERTY IMAGES





NEBRASKA EXPERTS, NATIONAL EXPOSURE.

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