

HOME FOR SALE

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702 W. 9th
NORTH PLATTE | LINCOLN COUNTY, NEBRASKA

1914 home blends vintage charm with modern updates.

Located on a spacious corner lot, this small but promising property features newer flooring, some new windows, HVAC, and appliances. A great opportunity for investors providing solid rental potential or buyers looking for a starter home.

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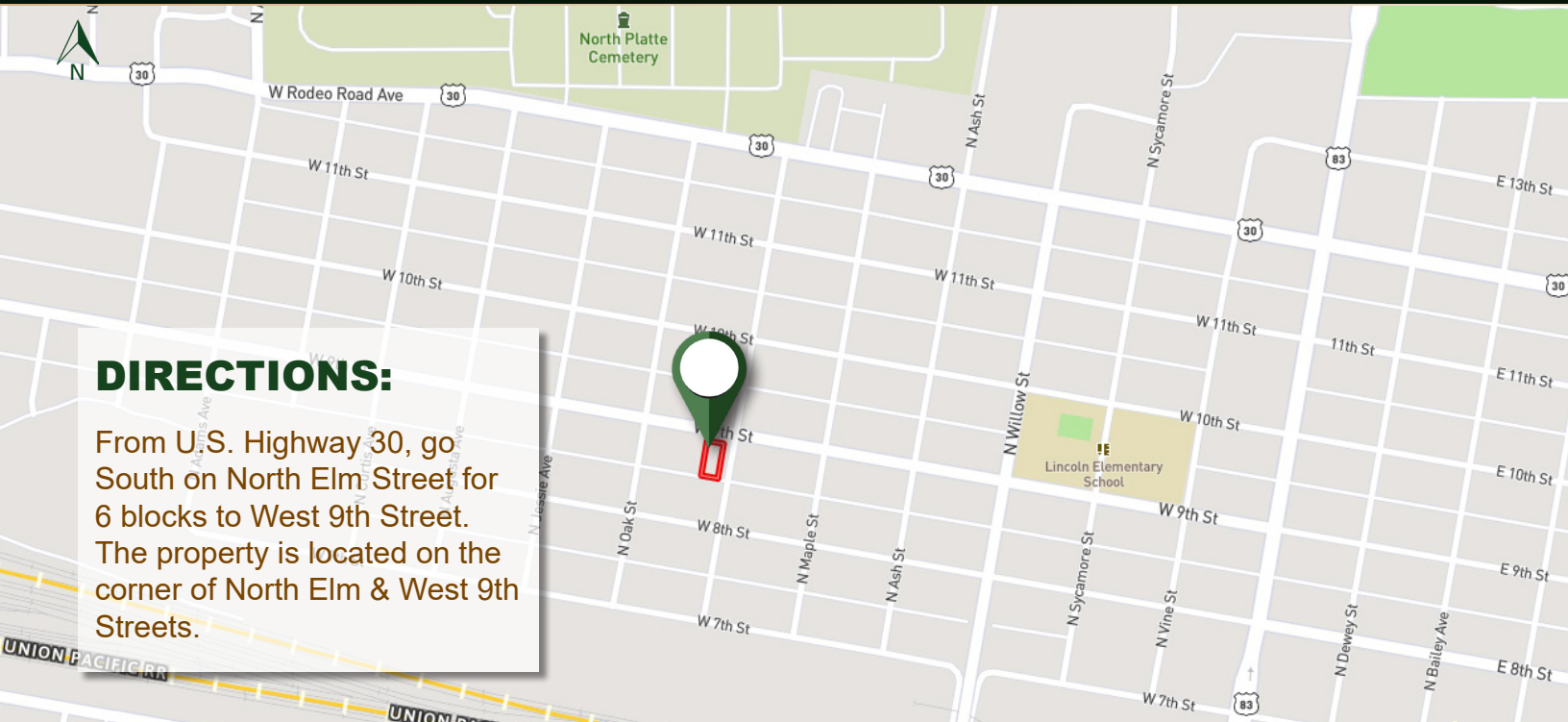
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PROPERTY INFORMATION



DIRECTIONS:

From U.S. Highway 30, go South on North Elm Street for 6 blocks to West 9th Street. The property is located on the corner of North Elm & West 9th Streets.

LEGAL DESCRIPTION AND ADDRESS:

O.T. 1 74 West of the 6th P.M. in Lincoln County, Nebraska
PID: 0002125.00
702 West 9th Street
North Platte, NE 69101

2024 REAL ESTATE TAXES DUE IN 2025:

\$1,160.98

PRICE:

\$120,000



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PROPERTY INFORMATION



Master Bedroom



Kitchen

BEDROOMS:	3
BATHROOMS:	1
SQUARE FOOTAGE:	Estimated 1,083 sq. ft.
YEAR BUILT:	1914
STORIES:	1-Story with attic
LOT SIZE:	8,745 sq. ft.
OUTBUILDINGS	Small utility shed



Living Room

Amenities

- Most major appliances included - washer/dryer, range/stove, dishwasher, microwave, refrigerator all new in 2022.
- New flooring in 2022.
- Updated furnace & air conditioner in 2023.
- New Hot Water Heater in 2023.



Bathroom



Bedroom



Sunroom/Porch

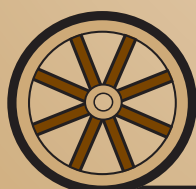


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