220.77 Acres+/- Pasture - Boyd County, Nebraska
Rural Hwy 12 & 509 Ave.
Lynch, NE 68746

$750,618
220.77± Acres
Boyd County







MORE INFO ONLINE:

https://mossyoakproperties.com/

SUMMARY

Address
Rural Hwy 12 & 509 Ave.

City, State Zip
Lynch, NE 68746

County
Boyd County

Type
Ranches, Recreational Land

Latitude / Longitude
42.831210 / -98.333358

Acreage
220.77

Price
$750,618

Property Website
www.mossyoakproperties.com







PROPERTY DESCRIPTION

North Pasture | 220.77 Acres
Boyd County, Nebraska
Contact: Dan Rohrer, Broker 402-841-1360

Legal Description: Part of Sections 13 & 14, Township 33 North, Range 9 West, Boyd County, Nebraska (See Plat Map)

Asking Price: $750,618 ($3,400/acre)

Tax Parcel: 200007700
2025 Taxes: $1,277.54

Tax Parcel: 200007600
2025 Taxes: $898.00

Tax Parcel: 200008301
2025 Taxes: $100.56

Tax Parcel: 200007601
2025 Taxes: $224.72

This quality pasture features:

- Highway 12 frontage
- Rural water pipeline serving four rubber-tire livestock tanks
- Cross-fenced into multiple grazing units
- Nearly 100% cedar-free pasture
- Historically organically certified
- Outstanding elevated building sites with panoramic views overlooking the Ponca Creek Valley and surrounding countryside
- Located immediately adjacent of the famous Village of Monowi (Population 1), this tract offers excellent potential for a future home site.
- The owner estimates that the pasture has a carrying capacity of approximately 43 cow/calf pairs for five months of summer grazing.

This is an opportunity to purchase a nice clean grazing unit with excellent highway access, reliable water, and productive soils.

Call today to set up a time to inspect this property.





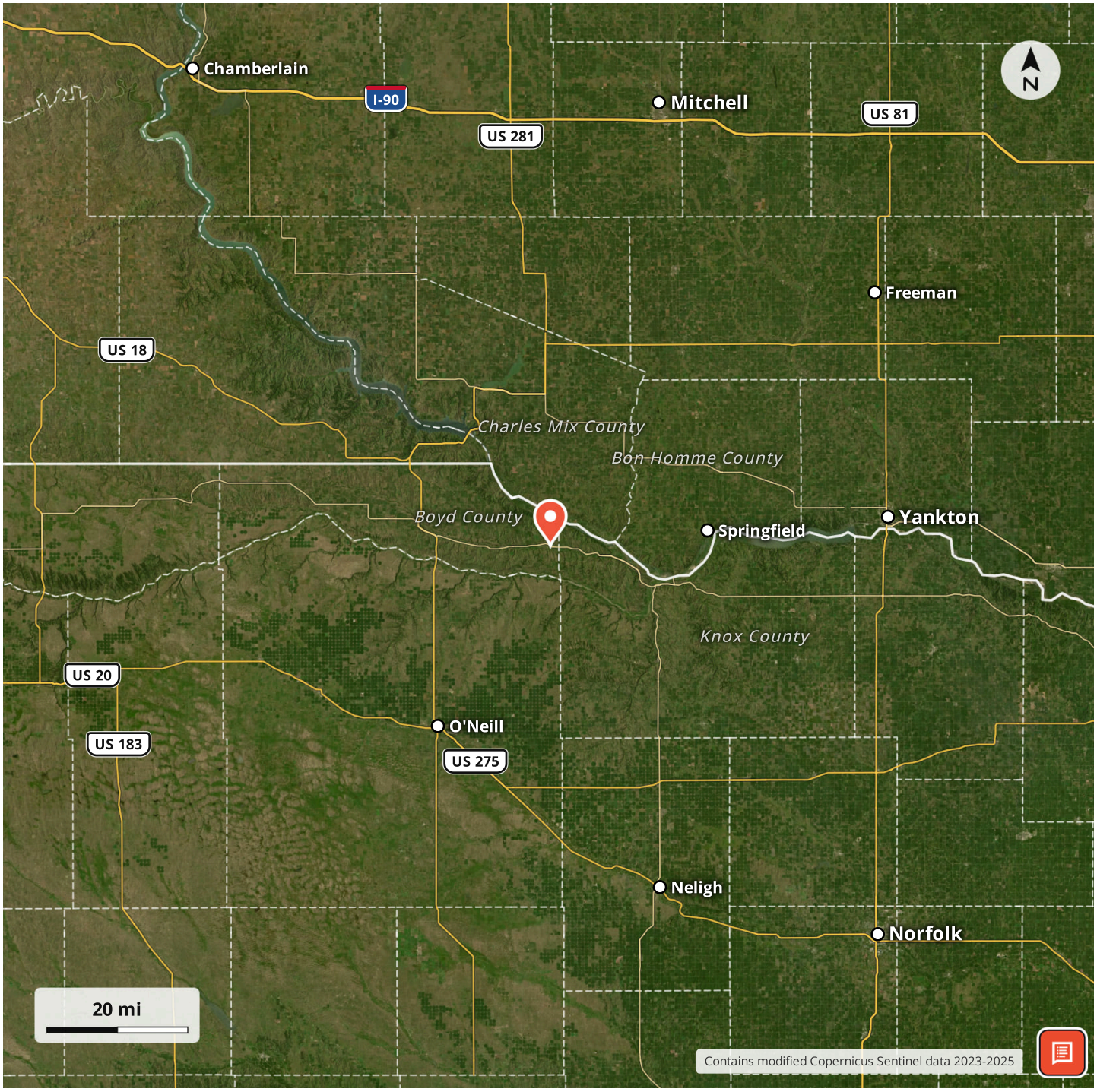








Regional Map



Locator Map



Aerial Map



LISTING REPRESENTATIVE

For more information contact:

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(402) 358-5100

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City / State / Zip
Creighton, NE 68729

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