

LAND FOR SALE



RED CLOUD RECREATION & PASTURE

Location:

From the corner of Highway 281 and Highway 136 in Webster County, Nebraska, the property is located two miles south and 1 mile east, or just southeast of Red Cloud, Nebraska (approximately 40 minutes south of Hastings, Nebraska).

Legal Description:

The South Half of the Southwest Quarter (S ½ SW ¼) and the South Half of the North Half of the Southwest Quarter (S ½ N ½ SW ¼) in Section Seven (7), Township One (1) North, Range Ten (10) West of the 6th P.M., Webster County, Nebraska [121.81 tax-assessed acres].

Comments:

A unique, fenced hunting and pasture property located close to the Republican River in south-central Neb.

Taxes:

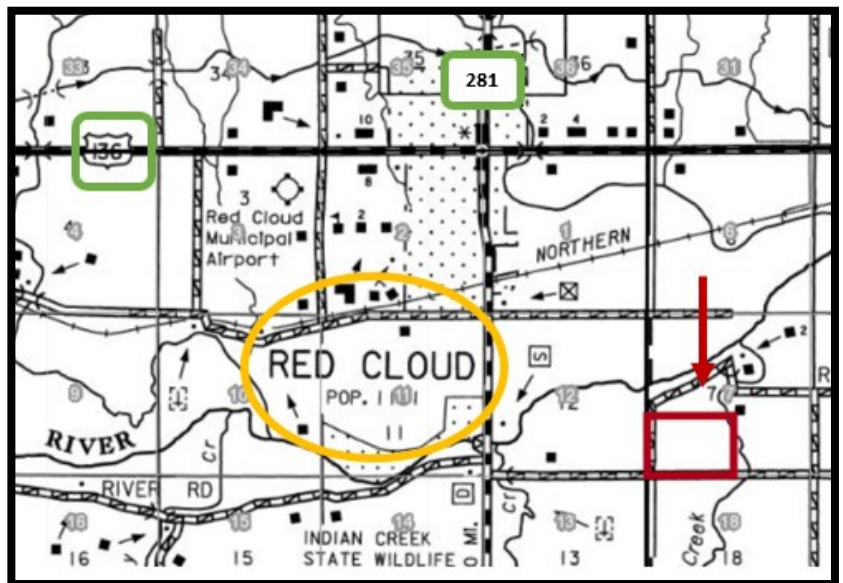
2018 Taxes - \$2,107.20
(estimated)

Price:

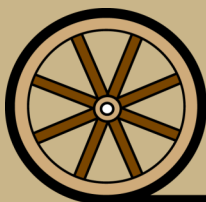
~~\$305,000.00~~ **\$275,000.00**

Contact:

Adam D. Pavelka,
Listing Agent
(402)984-7744
adam@agriaffiliates.com



Offered Exclusively By:

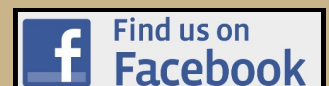


AGRI AFFILIATES, INC.
Providing Farm - Ranch Real Estate Services

Information contained herein was obtained from sources deemed reliable. We have no reason to doubt the accuracy, but the information is not guaranteed. Prospective Buyers should verify all information. All maps provided by Agri Affiliates, Inc. are approximations only, to be used as a general guideline, and not intended as survey accurate. As with any agricultural land, this property may include noxious weeds. Agri Affiliates, Inc. and all agents are acting as Agent of the Seller.

HASTINGS OFFICE
P.O. Box 519
747 N. Burlington, #310
Hastings, NE 68901
www.agriaffiliates.com

(402) 519-2777
Fax: (800) 680-6980

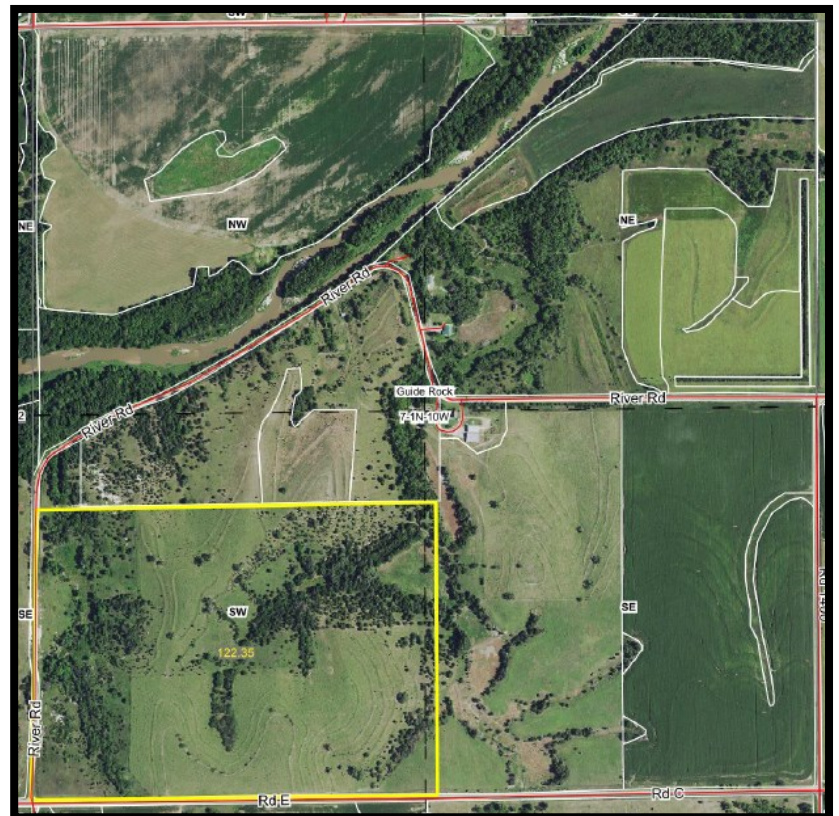
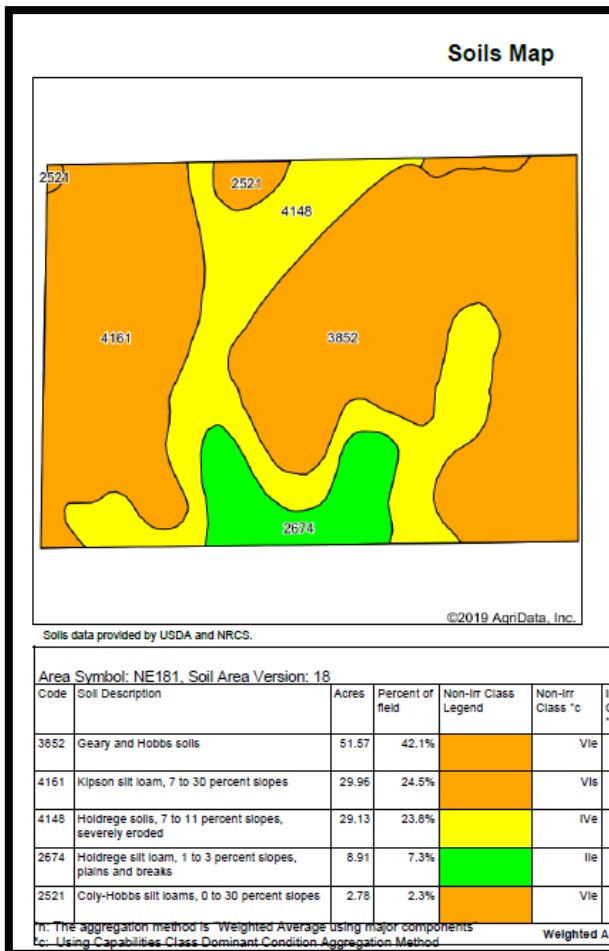


Property Description:

This property has proven to be capable of producing many types of upland game and whitetail deer. The terraced pasture provides highly productive stands of grass that serve as good grazing for either livestock producers or can be left untouched for the wildlife on the property. This parcel is a tremendous corridor through which wildlife pass in reaching and retreating from the Republican River.

Hunting Leases:

Several tracts of nearby hunting leases totaling thousands of acres could be made available to an interested buyer — Ask broker for details!





Nearby Republican River

