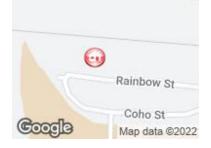
## ALL FIELDS DETAIL



MLS # 31176 **Asking Price** \$75,000 Status Comment New Price Status ACTIVE Class LAND Туре LAKE PROPERTY Area LEWELLEN Address 32 Albee's 2 City Lewellen State NE Zip 69147 Sale/Rent For Sale **IDX Include** Y

LOT SIZE	1/2-1
RESIDENCE	NO
TYPE WATER	OTHER
SEWER	OTHER
GAS	NO
ELECTRIC	NO
FLOOD ZONE	NO
VACANT	YES
AUCTION	NO



# D H M I 📾 🚮

GENERAL VOW Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
Agent	Kristy Nerud	Listing Office 1	Jack Nerud Realty - OFF: 308-772-3244
Sales Broker Compensation	2	Listing Date	6/16/2022
Legal	Lots 30-32, Albee's 2nd Sub	ELEMENTARY SCHOOL	Garden
SCHOOL DISTRICT	Garde	SQUARE FEET	23700
Associated Document Count	± 0	Original Price	\$80,000
Update Date	10/20/2022	Status Date	6/18/2022
Hotsheet Date	10/20/2022	Price Date	10/20/2022
Input Date	6/18/2022 8:38 PM	Days On Market	166
Days On MLS	164	Geocode Quality	Exact Match
Picture Count	4	Input Date	6/18/2022 8:38 PM
Update Date	10/20/2022 12:19 PM	Video Count	0
FEATURES			
LAND USE	ROAD FRONTAGE	POSSESSION	WATER
RECREATION	PRIVATE	CLOSING	NONE
TOPOGRAPHY	ROAD SURFACE	GAS	TO SHOW
GENTLY ROLLING	DIRT/CLAY	NONE	CALL AGENT
FINANCIAL			

### **TAX YEAR** 2021

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# REMARKS

**Remarks** Now is the chance to build your perfect home at Lake Mac! 23,700 square feet of land for your use. Located in the Albee's Subdivision which is year round living AND will allow manufactured homes. Two rows from the water front. Walk to the beach! Call or text Kristy Nerud at 308-778 -7177 for more information.

TAXES

## ADDITIONAL PICTURES







312.44

### DISCLAIMER

This information is deemed reliable, but not guaranteed. All measurements are approximate and should be verified. The listing broker's offer of compensation is made only to Participants of the MLS where the listing is filed.