

L-2400191



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ACREAGE FOR SALE

57218 879 Road | Laurel, Nebraska

OFFERED AT
\$350,000

Highlights:

- Beautiful acreage on 8+/- acres!
- Well-maintained
- Only one-half of a mile off Highway 15



www.FarmersNational.com/Laurel

For additional information, please contact:

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Property Information

Residential Description:

Take a look at this beautiful acreage that sits on almost eight acres of land! Fantastic location, just one-half of a mile off Highway 15, north of Laurel, Nebraska! The ranch style house features three bedrooms (one is currently used as a laundry room, but it can easily be converted back to a bedroom). There is one large bathroom on the main floor with a walk-in shower and soaker tub and one large bathroom downstairs. A large gallery kitchen opens to the dining area, and patio doors lead to a beautiful composite deck. The front living room has tons of light, and the front door leads to another beautiful composite deck. As you head downstairs, you will find a finished basement with a bonus room, and the potential to have another bonus room (add two egress windows for a five-bedroom home). Also downstairs is a large family room, a second bathroom, a separate utility room, laundry, storage, and walk-out basement steps to the garage. The second entrance into the basement is great if you need a mudroom to walk into first and a bathroom to clean up in before heading upstairs! There is a large two-car attached garage, huge 90' X 50' slant machine shed, and 7,500-bushel Stormor Bin. TONS of room and privacy!! Well-established trees, landscaping, and water hydrants outside for a garden. This kind of beautiful acreage with this much space is hard to find, so don't miss this chance to own your DREAM ACREAGE!

BONUS... the acreage is located only 40 miles from Sioux City, Iowa, or 40 miles from Yankton, South Dakota, making for easy city commutes, coupled with small-town living!

Lot Size:

- 8+/- acres

2023 Taxes:

- \$903

Price:

- \$350,000

Estimated Room Sizes

Main Floor

Master Bed	13.5' x 11.5'
Bedroom	12.10' x 9.6'
Laundry/Bedroom	11.5' x 6.10'
Full Bath	10.7' x 9.6'
Kitchen	21' x 9.11'
Living Room	20.11' x 11.5'
Family Room	28.10' x 10.10'
Total	1,196 sq. ft.

Basement

1,196 sq. ft.

Machine Shed

90' x 50'



Information provided was obtained from sources deemed reliable, but the broker makes no guarantees as to its accuracy. All prospective buyers are urged to inspect the property, its title and to rely on their own conclusions. Seller reserves the right to refuse any or all offers submitted and may withdraw the property from offering without notice. Farmers National Company and its representatives on the reverse side are the Designated Agents for the seller.