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# HOME FOR SALE

807 8th St. | Arapahoe, Nebraska

OFFERED AT  
**\$115,000**

## Highlights:

- Open concept
- Large fenced backyard
- Attached 2 car garage



**For additional information, please contact:**  
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# Property Information

## Property Description:

This delightful single-level home offers an open-concept living, dining, and kitchen area, creating a seamless flow perfect for both daily living and entertaining. The primary bedroom features a walk-in closet and an attached bathroom with convenient access to the laundry room, combining functionality with thoughtful design. Two additional bedrooms, located at the opposite end of the home, are separated by a second full bath, ensuring privacy for everyone. Outside, you'll find a large, fully fenced backyard complete with established trees for added shade and tranquility, as well as alley access for additional convenience. The yard also includes a handy storage shed, offering extra space for your outdoor essentials. An attached two-car garage provides even more storage options and secure parking. With its character-filled updates, inviting spaces, and a backyard ready for relaxation or play, this home is waiting to welcome you!

## Community Features:

Arapahoe, Nebraska, is a small town in Furnas County with a rich agricultural heritage. Located near the Republican River, it serves as a community hub for farming and ranching in the region. The town is known for its friendly atmosphere, strong local traditions, and proximity to outdoor recreation areas, making it appealing for those seeking a quiet, rural lifestyle.

## School District:

Estimated Room Sizes	
Living Room	16'9" x 15'7"
Master Bedroom	11'4" x 11'9"
Bedroom	9' x 8'
Dining Room	9'3" x 9'3"
Bedroom	8'10" x 8'

Arapahoe/Holbrook Public Schools

## Lot Size:

10,500 sq ft

## Taxes:

\$1,304.94



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.









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