FARMERS NATIONAL COMPANY

L-2600420



SCAN THE QR CODE FOR MORE INFO!

LAND FOR SALE

153.38± Acres, Lancaster County, Nebraska

OFFERED AT $2,508,120

Highlights:

- Excellent farm located one-half mile off pavement, one mile west of Highway 77 and Satillo Road!
- Ideal location for an acreage just outside of Lincoln!
- Productive dry land farm for additional income!

For additional information, please contact:



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Property Information

Directions to Property:
From the intersection of West Satillo Road and Southwest 2nd Street, drive south one-half mile. Northeast corner of the farm is at half mile, and the southeast corner of the farm is at the intersection of Southwest 2nd Street and Bennett Road.

Legal Description:
SE 1/4 Section 3-T8N-R6E.

Property Description:
This farm is gently rolling with productive soils and established waterways. Ideal location minutes from south Lincoln. Scenic country living with quick access to Lincoln!

Farm Data:

Cropland	135.31 acres
Non-crop	18.07 acres
Total	153.38 acres

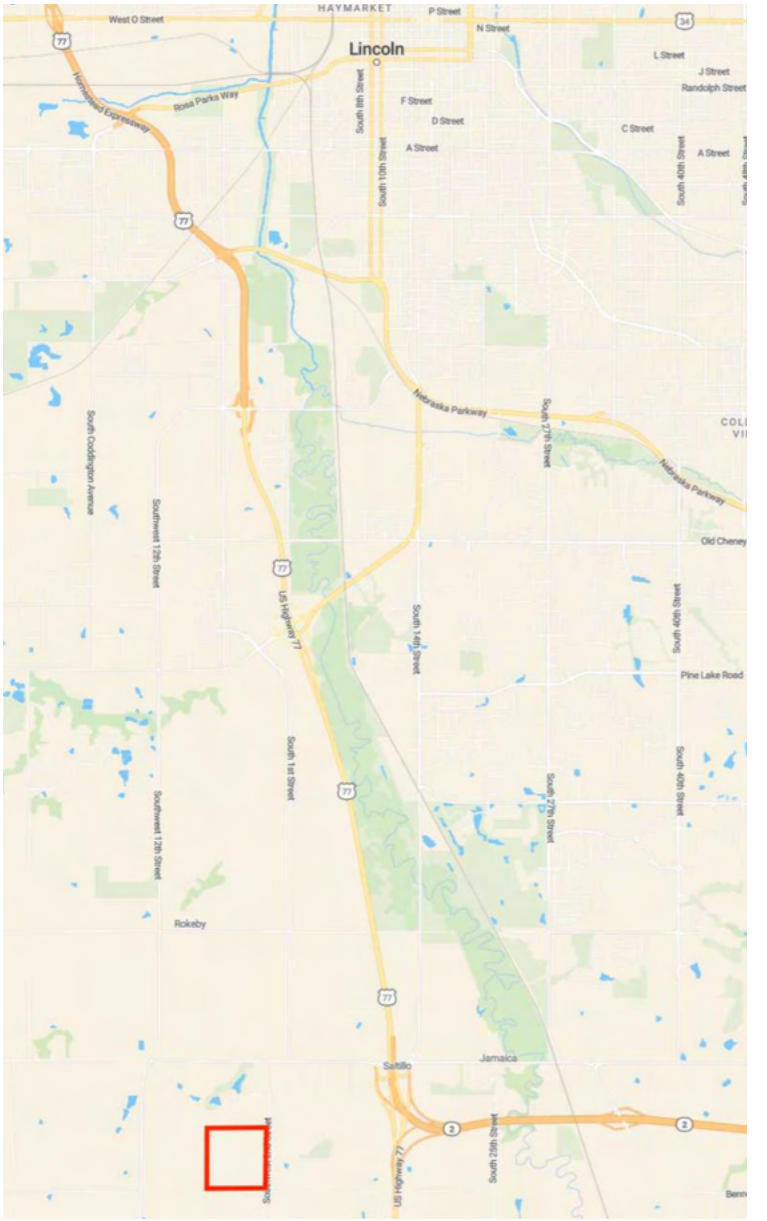
FSA Information:

	Base	Yield
Wheat	5.6 acres	35 bushels
Corn	29.7 acres	72 bushels
Grain Sorghum	82.6 acres	70 bushels

2025 Taxes:
$6,500.18

Price:
$2,508,120.00

Location Map





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.

Aerial Map



Soil Map





	Code	Soil Description	% of Selection	Acres	Non-IRR Class	IRR Class
	7684	Wymore silty clay loam, 3 to 6 percent slopes, eroded	70.7%	108.4	3e	4e
	7466	Otoe silty clay, 6 to 11 percent slopes, eroded	22.2%	34.1	4e	--
	7750	Nodaway silt loam, occasionally flooded	3.9%	5.9	2w	2w
	7231	Judson silt loam, 2 to 6 percent slopes	2.7%	4.1	2e	--
	7501	Pawnee clay loam, 4 to 8 percent slopes, eroded	0.6%	0.8	3e	--





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LEADERS IN LAND

Real Estate Sales • Farm and Ranch Management • Energy Management
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