

PIVOT IRRIGATED CROPGROUND

439.16± ACRES COLFAX COUNTY, NE

LAND FOR SALE

BigIron REALTY

[EXPERTS IN SELLING LAND]

PRICED AT
\$6,250
PER ACRE

Seller: Midland Land LLC

Contact "Your Farm & Ranch Specialists"

John Stock 402.920.3180 | Jim Stock 402.920.0604

Explore the Property from Above

DRONE TOUR



Information:

Here is your opportunity to purchase a large tract of pivot irrigated land in the Platte River Valley. This ground lays flat and has access via a county road on the south side.

Equipment Included:

Pivot #1. A 5-tower Valley, 60 HP electric well w/pump.

Pivot #2. A 7-tower Zimmatic with an updated Reinke control box, gearhead w/pump, and a 500-gallon fuel tank. The power unit and generator are not included in this sale.

Pivot #3. A 7-tower Valley, a natural gas power unit, and a gearhead w/pump.

Pivot #4. An 8-tower Valley. The water supply for this pivot comes from the final stage city lagoon. Other than the maintenance of the pivot, there are no other expenses. The city owns the electric motor and pump and pays for the electricity costs.

Location:

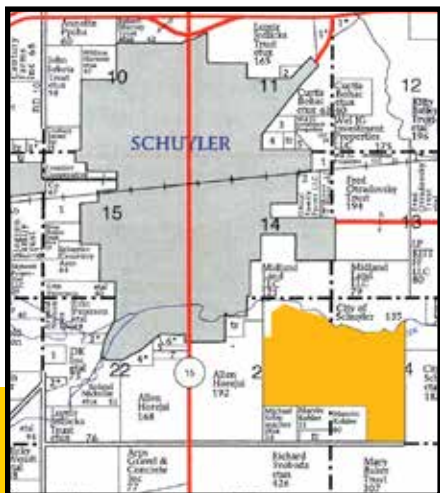
From the intersection of HWY 15 and C Road just south of Schuyler, NE, go 1 ½ miles east on C Road.

Legal:

Part of the NE ¼; The N ½ of the SE ¼; Pt of the NE ¼ of the SW ¼; Pt of the E ½ of the NW ¼ of Section 23-17-3E Colfax County, NE, containing 235.02± acres and Part of the W ½ of Section 24-17-3E Colfax County, NE, containing 204.14± acres. Total acres 439.16± acres.

2020 Taxes:

\$25,388.50



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