

MLS #: L20190869A (Active) List Price: \$40,000

Lot 1 Marshall Court Wood River, NE 68883



RESIDENTIAL LOTS NOW AVAILABLE!
Excellent location in an outstanding community!

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| <p>Heritage Bank Construction & Permanent Financing Available</p> | <p>HGI Realty Jim Rennau, Broker www.hgirealty.com rennau@hgiwebpage.com OFFICE: 308-583-2262 CELL: 308-379-4500</p> |
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Welcome to Wood River



Property Features:

Area: NW
Subdivision: Thelen Fifth Subdivision
County: Hall
Zoning:
Elementary School: Wood River
Junior High School: Wood River
Senior High School: Wood River
Auction: No
Land Use: None
Topography: Level
Type Soil: Black Dirt
Apx Acres: 0.0000
Lot Size Range: < .5 ac
Residence:

Crops: None
Best Crops: None
Lot Location: Cul-de-Sac, Residential
Lot Improvements: Other-See Remarks
Easements/Restrains:
Water: Public
Sewer: Public Sewer
Gas Type: City
Irrigation Details:
Road Frontage: City Street
Road Surface: Concrete
Distance to Business District: 1-5 Miles
Equipment:
Outbuildings:
Fencing:
Minerals:
Grain Bin Features:
Miscellaneous:

Remarks: No water table issues. Covenants must be acknowledged on P.A. Street and utility improvements pending. Anticipate lots will be ready to be built up 5/1/20. Final determination on lot price is dependent on final infrastructure cost. See listing agent for discussion on option arrangements.

Information Herein Deemed Reliable but Not Guaranteed
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