

# ACREAGE FOR SALE



## 14200 W. DLD Road, Juniata

Situated in an excellent location, this meticulously kept rural homestead is on a quiet road with four acres, one mile from blacktop, and a short drive from the tri-cities. If you're looking for a mature landscape in the country, you don't want to miss out on this!



Adam D. Pavelka, J.D.    Jeffrey D. Parr

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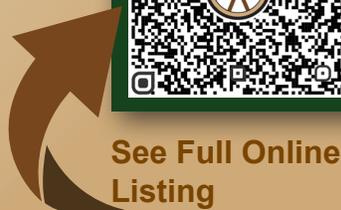
*Kent Richter, Bryan Danburg, Bart Woodward, Mike Wilken*



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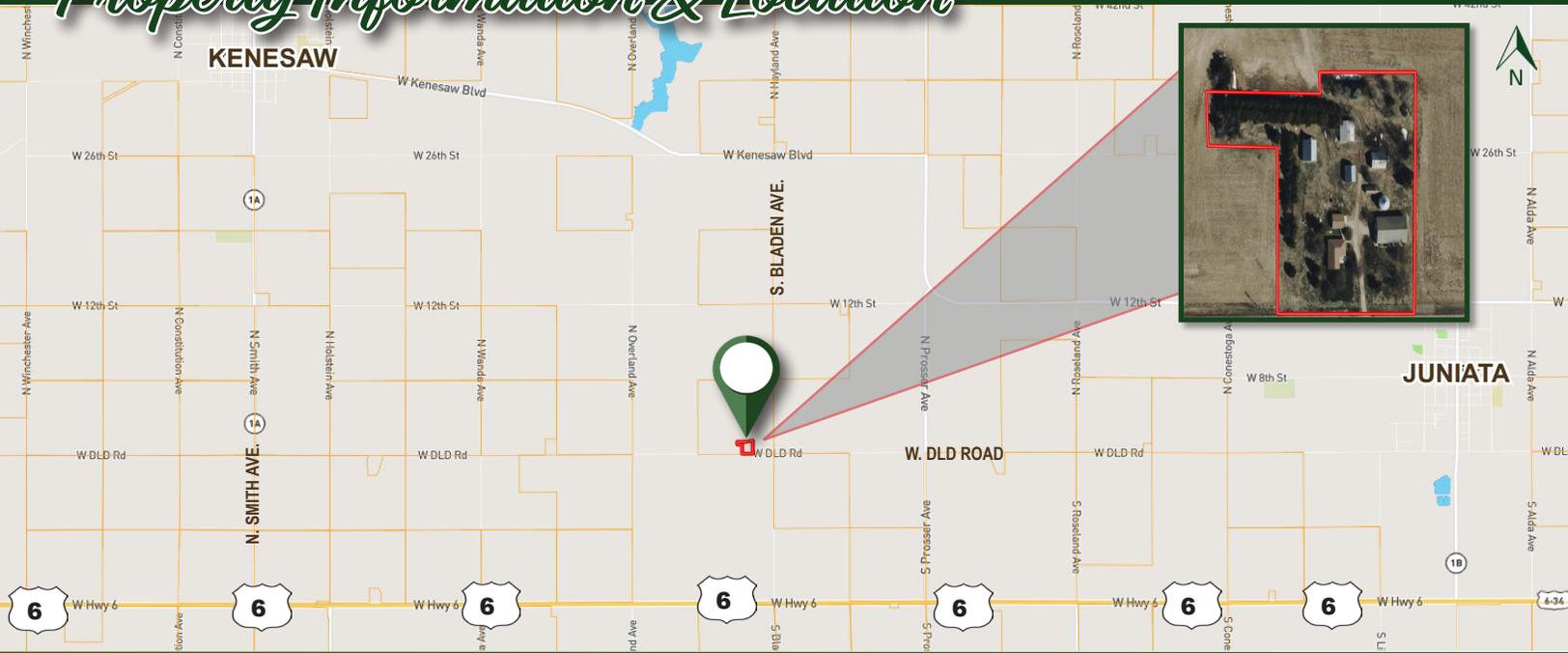


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## Property Information & Location



**LEGAL DESCRIPTION:**

4.00 ± acres located in the South Half of the Southeast Quarter (S½SE¼) of Section Seven (7), Township Seven (7) North, Range Eleven (11) West of the 6th P.M., Adams County, Nebraska. Also known as, 14200 W. DLD Road, Juniata, Nebraska.

**LOCATION:**

From Kenesaw, Nebraska: approximately 2 miles south on Smith Avenue, then 3.25 miles east on West DLD Road to the southwest corner of the property.

**ACRES & TAXES:**

Surveyed Acres | 4.00 ± acres  
 Estimated 2025 Real Estate Taxes | \$2,120.00

**PRICE:**

**\$449,000.00**



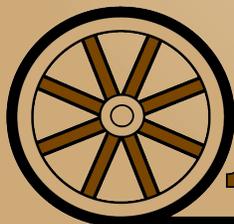
*Showing by appointment only*



## Property Details

<b>LIVING SPACE:</b>	1,800 sq. ft.
<b>BASEMENT:</b>	1,176 sq. ft.
<b>BEDROOMS:</b>	4
<b>BATHROOMS:</b>	2
<b>GARAGE:</b>	Detached 2-car; 672 sq. ft.
<b>OUTBUILDINGS:</b>	<ul style="list-style-type: none"> <li>● Steel Morton Building - 3,600 sq. ft.</li> <li>● Grain Storage Bin</li> <li>● Barn - 512 sq. ft.</li> <li>● Utility Building - 1,296 sq. ft.</li> <li>● Utility Building - 672 sq. ft.</li> <li>● Utility Building - 1,008 sq. ft.</li> <li>● Poultry House - 384 sq. ft.</li> </ul>





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