

DON MILLER LAND CO., INC.

226 N. Broadway, P.O. Box 725, Hartington, NE 68739

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Tom Grube, Salesperson
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LEGAL DESCRIPTION: Pt of the SW ¼ SW ¼ SE ¼ of Section 35, Township 31 North, Range 2 East of the 6th P.M., Cedar County, Nebraska.

ADDRESS: 88230 568 Ave.
Hartington, NE 68739

ASKING PRICE: \$259,000.00

DESCRIPTION: Beautiful 4 bedroom, 2 ¾ bath, ranch style home on 4.36 +/- acres located 5 miles East of Hartington. Home has a full, finished walk-out basement, Master bedroom & bath, main floor laundry, and a 3-car attached garage. Site also has a 48' x 70' shop.

<u>Square Footage:</u> 1,864 sq. ft.	<u>Lot Size:</u> 4.36 +/- acres
<u>Bedrooms:</u> 4	<u>Bath:</u> 2 ¾
<u>Basement:</u> Full, finished	<u>Garage:</u> 3-car attached
<u>Laundry:</u> Main floor	<u>Heating/Cooling:</u> Forced Air Gas Furnace/Central Air
<u>2009 Taxes:</u> \$2,269.64	<u>Style:</u> ranch

All information presented on this property is from sources deemed reliable; however, it is not warranted. Interested parties should verify all information to their satisfaction.

**Please contact Chris or Tom for more information or to schedule a showing.
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