

Bear Mountain Land, LLC

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30 ACRES WITH BUILDINGS

LOCATED IN KIMBALL COUNTY, NEBRASKA - ABOUT SEVEN MILES FROM PINE BLUFFS, WYOMING.

GOOD COUNTY ROAD ACCESS FROM PINE BLUFFS OR BUSHNELL, NEBRASKA. REAL ESTATE TAXES @ \$809.

Smaller home (728 Sq. Ft.) with one bedroom upstairs and one in the basement.

This is a dry basement! No sign of seepage or leaking.

Now for the rest of the story. This house has not been lived in for a number of years, and has not been cleaned for even longer. It is NOT torn up, but if you love cleaning, this is your house!

Very nice all wood kitchen cabinets that need a good washing and most likely refinishing.

The star of this property is the shop building. It is 32' x 60' with concrete floor and even a grease pit.

This is one nice building!

This is a decent little place in need of a lot of TLC or HW (hard work), but could be a real jewel.

Mostly wheat grass or native grass.

There is an old home, it may have been a school house at one time, and other old buildings.

Better torn down for the weathered lumber buyers, or practice for the fire department.

Priced at \$75,000, all cash at closing.

(If it was totally first class, it would be \$275,000)

**We have more Buyers call every day.
Looking for most types of property.**

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Licensed in Wyoming and Nebraska

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