



\$360,000

SIDNEY, NE,

<https://wolffpakre.com>

Escape to the wide-open spaces of Western Nebraska! Located just 12 miles east of Sidney, this stunning 39.92-acre grassland estate offers the perfect blend of country privacy and modern comfort. The spacious 2,700+ sq. ft. home features a private master suite, two additional bedrooms, and two full baths. With a full unfinished basement, you can [...]

- ACREAGE
- RESIDENTIAL
- PENDING/CONTINGENCY

Rooms & Units Description



Call us now

Phone: 3082493088

Bedroom: Main: **Mstr Bdrm: Size:** 12.8x13.6
3

Bedroom 2: **Bedroom 3: Size:** 11.1x11.3
Size: 10.9x11.1

Baths: Main: 2 **LIVING ROOM:** CARPET

Living Room: **DINING ROOM:** KIT/DIN COMBO,SLIDING GLASS DOOR,LAMINATE
Size: 16.2x18.11

Dining Room: **KITCHEN:** GAS RANGE,DISHWASHER,GARBAGE
Size: 10.6x10 DISPOSAL,REFRIGERATOR,MICROWAVE,PANTRY,LAMINATE,ALL APPLIANCES
INCL.

Kitchen: Size: **OTHER ROOMS:** MASTER BATH
13.9x11.10

Location Details

Property Area: SIDNEY NE

STREET/ROAD: GRAVEL

LANDSCAPING: ESTABLISHED YARD,GOOD

Property Details

STYLE: RANCH

SQ. FT. ABOVE GROUND: 1201-1400

APPROX. AGE: 11-15 YRS

PARCEL #: 170220165

Number of Acres: 39.92

AUCTION: NO

Property Features



Call us now

Phone: 3082493088

GARAGE CAPACITY: TWO

BASEMENT: YES, FULL

ROOF: COMP/SHINGLE

EXTERIOR FEATURES: DECK,GUTTERS

WATER HEATER: PROPANE

INTERIOR SPECIAL FEATURES: GARAGE
DOOR OPENER,SMOKE DETECTOR

POSSESSION: AT CLOSING

GARAGE TYPE: ATTACHED

UTILITIES: ELECTRICITY,SEPTIC TANK,WELL

LAUNDRY: MAIN,LAMINATE

HEATING/COOLING: PROPANE/OWNED,CENTRAL
AIR

WINDOW COVERING: ALL

CONSTRUCTION: FRAME

Fees & Taxes

TAXES: 2224.34

TAX YEAR: 2025

Courtesy of

Office Name: AnderLand Realty, LLC, APPOINTMENT ONLY,CALL AGENT



Call us now

Phone: 3082493088