

Ridgeway

Sioux County, Nebraska

Located approximately 10 miles East of Harrison, Nebraska at 290 Highland Rd is a unique 160 Acre grass property with some of the nicer improvements to be found in this area. The owners have completely remodeled the older 4 Br, 1 & $\frac{3}{4}$ Ba home into a show place type of property. Hardwood floors with matching decorative trim around doorways and windows highlight the beautifully restored 1916 model home. All appliances with the exception of the clothes washer and dryer are included.

Most of the outbuildings including a landmark barn have been or are in the process of being restored. All buildings including the home have new steel roofs.



A submersible well at the improvements furnish water to the home, corrals and through a pipeline to the pasture.

The large landmark barn contains 3,200 sf on the main level with a full upper level used for hay storage in past years. An 80 x 22 stable has a new metal roof but the siding needs some work. Two smaller buildings are used for storage as well as a detached one car garage make up the improvements.

A nice sized herd of Elk have been seen on the property and Deer spend time here and in the pine covered hills that adjoin the North end of the property.

Sioux County, Nebraska Real Estate Taxes: \$1,157.26

Listing Price: \$400,000.00

**Listing Agent: Bob Van Newkirk
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PREMIER PROPERTIES

**1942 East D Street
Torrington, Wyoming
307-532-4447**

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Aerial Map



Premier Properties

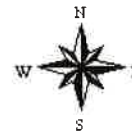
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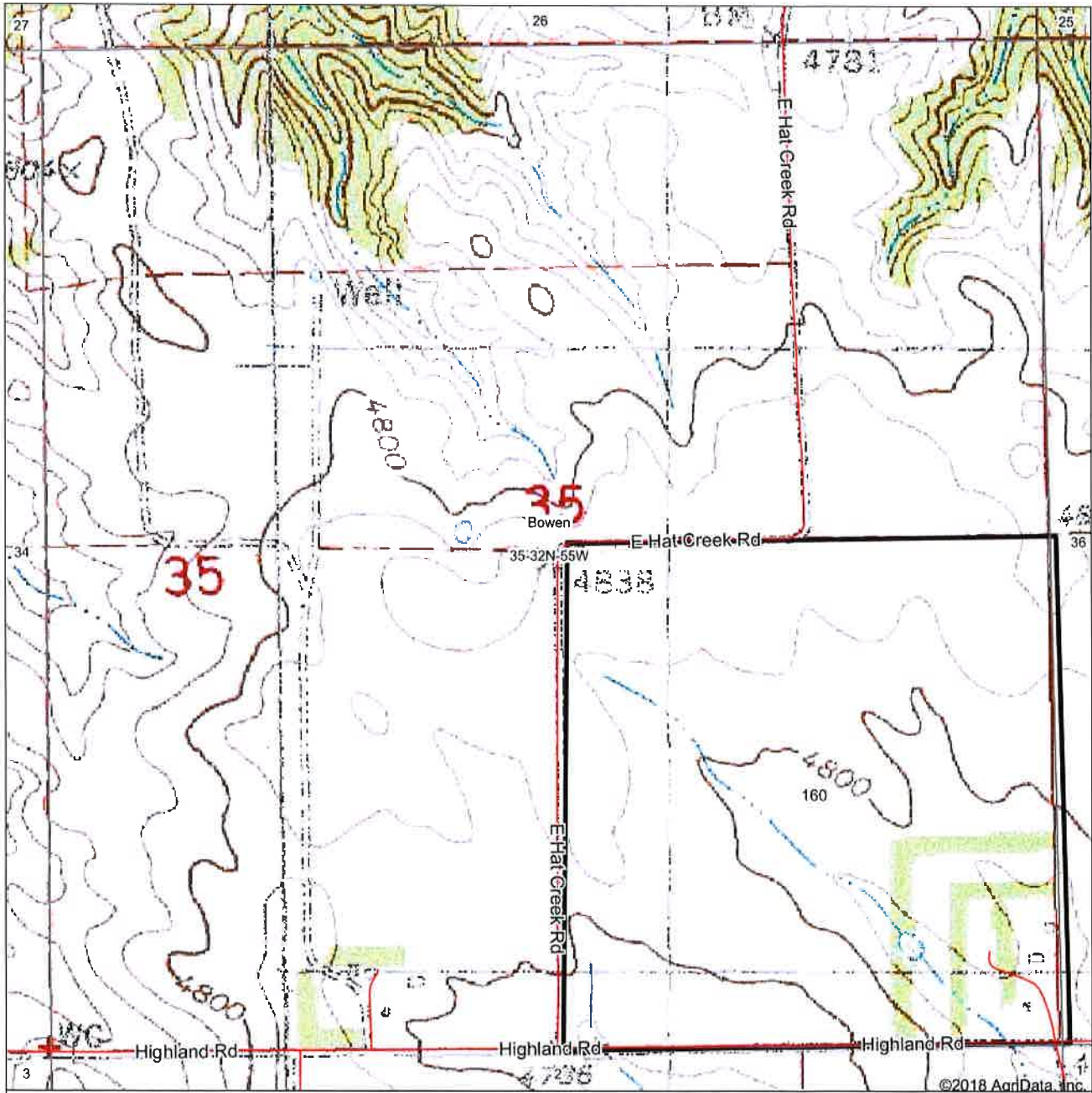
35-32N-55W
Sioux County
Nebraska

map center: 42° 42' 20.07, -103° 44' 42.79
 scale: 9379



3/2/2018

Topography Map



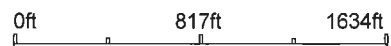
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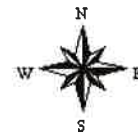
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