

AUCTION

Oct 21st, 2026 @ 1:00 pm ▪ Held On-Site
52275 848th Rd. Neligh NE

R.E.S.T. Ag & Auction

402-640-4000

Tract 1
3.35 +/-
Acres

Tract 2
111 +/-
Acres

Register to bid and see more PHOTOS and VIDEOS via our website: www.RestAgAuction.com

SELLER: CHARLIE & SUSAN HENERY

Open House Sep 29 4:30 – 6:30 PM or by Appointment

TRACT 1

- Acres: 3.35 +/-
Bedrooms: 2
Bathrooms: 1.5
Finished SqFt: 1700
Garage Capcty: 5+
Year Built: 2011
County: Antelope
Features:
- Many new updates throughout!
 - New bathroom with walk in shower
 - Custom window shades
 - Crown molding
 - New lighting
 - Fresh paint
 - New Kitchen appliances
 - New Well pump & control box
 - New Storm Shelter
 - New Whole Home Generator



TRACT 2: This is a +/-111 acre tract located just 1 mile Southwest of Neligh, NE. This tract has pasture acres as well as recreational acres. The pasture acres consistently support 18 cow calf pair plus a bull with the potential to gain additional acres with the clean up of some tree piles and existing trees. There are several water sources located on this tract allowing for livestock to be rotated to different parts of the pasture. Some of the existing grass acres have a crop/crp history associated with them. A huge bonus with this tract is that not only are the fences in very good condition but there is also sorting corrals along with a load out chute and alley way. This makes doctoring or loading out livestock much easier when the time comes.

This tract also offers excellent hunting and fishing potential. The way this property is nestled in along the river and away from traveled roads, you don't have to worry about drive by hunters ruining your hunt. There are plenty of open areas to add food plots, ground blinds and elevated blinds. While touring this property we consistently see signs of deer and turkey along with occasional pheasants. When you are ready to take a break from hunting, you will have lots of river access to catch catfish, kayak, or just take a dip in the Elkhorn River.

This is truly a rare opportunity to own a dream recreational property. The river will give you and your family summer long entertainment followed by lasting hunting memories come fall and winter. What makes this property even more rare is that it provides income potential to help pay for itself. It is not very often you can find your hunting or fishing paradise that can offer that!



TRACT 3: This will be the combination of tracts 1 & 2 including the residence with all 114.49 +/- Acres

Financing: This sale is **NOT** contingent upon buyer financing or inspections. Financing will need to be arranged prior to bidding at this auction. Property is being offered AS-IS with no warranties or guarantees implied or written.

Terms: The property will be sold to the highest bidder. The winning bidder will pay a non-refundable 10% down payment the day of the auction and sign a written Purchase Agreement. The remaining balance will be due on or before the closing date in the form of certified funds. Closing will be approximately 30 days after the auction. The buyer will receive possession at closing.

Disclaimer: Information was obtained from sources deemed reliable and accurate. Real Estate Solutions Team and R.E.S.T. Ag and Auction makes no guarantees of its accuracy. All bidders are encouraged to inspect the property and rely on their own conclusions prior to this auction. Property is sold subject to any easements, restrictions, or reservations of record if any. Announcements made the day of the auction will supersede any earlier announcements whether verbal or written. The seller reserves the right to accept or decline any and all offers prior to and during this auction.

See more PHOTOS and VIDEOS and LINK to BID ONLINE via our website: www.RestAgAuction.com



Craig Korth
Realtor
Auctioneer
402-920-1239



Martin Gratopp
Realtor



Real Estate is sold through:

REAL ESTATE
SOLUTIONS TEAM

