



202 East 3rd Street  
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Information believed to be accurate, but not guaranteed



Address : 29 Cactus Hills, Lewellen, NE 69147

Price: \$130,000

Legal Description: 2018 Tru MH, 14' x 77' (IOLL) Lot 29 Cactus Hills MHP, (4-15-40) Lewellen, Keith County, Nebraska

Bedrooms: 3

Baths: 2

Style: Singlewide

Age: 2018

Total Sq. Ft.: 1078

Main Level: 1078

Upper Level:

Lower Level:

Square footage based on Keith County Assessor's website and has not been verified by Realtor. Buyers are advised to verify all measurements to guarantee accuracy.

Room	Dimensions	Level	Appliances		Other Info:	
Living Room	13 x 16	M	A/C	Central	Finished Basement	No
Kitchen	13 x 11	M	Heat	Propane	Deck	Wood
Utility room	6.5 x 4.6	M	Fire Place		Garage	2+
			Refrigerator	Yes	Garage Type	Carport
Bedroom 1	13 x 12.6	M	Dishwasher	Yes	Shed	10 x 20
EnSuite Bath	4.5 x 8.4	M	Disposal	Yes	Roof	Asphalt
Walk in Closet	4 x 4.5	M	Range	Yes—Gas	Exterior	Vinyl Siding
Bedroom 2	9.5 x 11.2	M	Range Vent	In Microwave	Sprinklers	No
Bedroom 3	9.9 x 13	M	Oven	Yes—Gas	Windows	
Bath	6.8 x 4.5	M	Microwave	Yes	Doors	
			Carpet	Yes	Taxes	\$1021.62 in 2022
Deck	30 x 12		Window Coverings	Included	Avg. Utility	Seasonal
			Washer	Yes	Lot Size	Leased
			Dryer	Yes	Zoning	Mobile Home Park
			Smoke Det.	Yes	Lot Rent	\$1050 yearly (2023 pd)
			Water Heater	Yes—Electric	Propane Tank	Rented

Remarks:

This newer, turn-key, manufactured home on the north side of Lake McConaughy was placed in 2018 and has all you need to make a lake getaway! Property includes home, carport tall enough to park your boat, and shed to store all your lake toys. The wood deck is ready for entertaining with grill and mounted television and sound. Inside, the main bedroom is spacious with ensuite bath and walk-in closet. The kitchen has generous counter space and convenient extra refrigerator and washer/dryer in the adjacent utility room. The living room is bright and relaxing with leather furniture. Additional bath and 2 bedrooms round out this property filled with smart storage throughout. Property is being sold turn-key with all furniture, linens, and personal property included. Lot rent has been paid for 2023 and includes water and sewer. April-October lease with year-round living at discretion of MHP owner.

Owner: Simpkinson

Occupied: No

Agent's Cell: (308) 440-2043

Key: LockBox

Listing Agent: Chrissa Schlake

Listing Date: 1/20/23