

.90 - 40.00 AC of Land For Sale
Sale Price: \$320,165 - \$3,415,100

Located on the southeast corner of I-80, exit 432, and Highway 31. The property is across the street from the Nebraska Crossing Outlets and Flying J Travel Center. Over 40 acres of currently undeveloped land for sale. Preliminary Plat planning is underway. Property can be divided and sold individually. The land will be sold “shovel ready”.

*Owner is also willing to sell the property undeveloped. Call agent for pricing.

Michael P. Earl
 Principal
 (402) 548 4005
 mearl@lundco.com

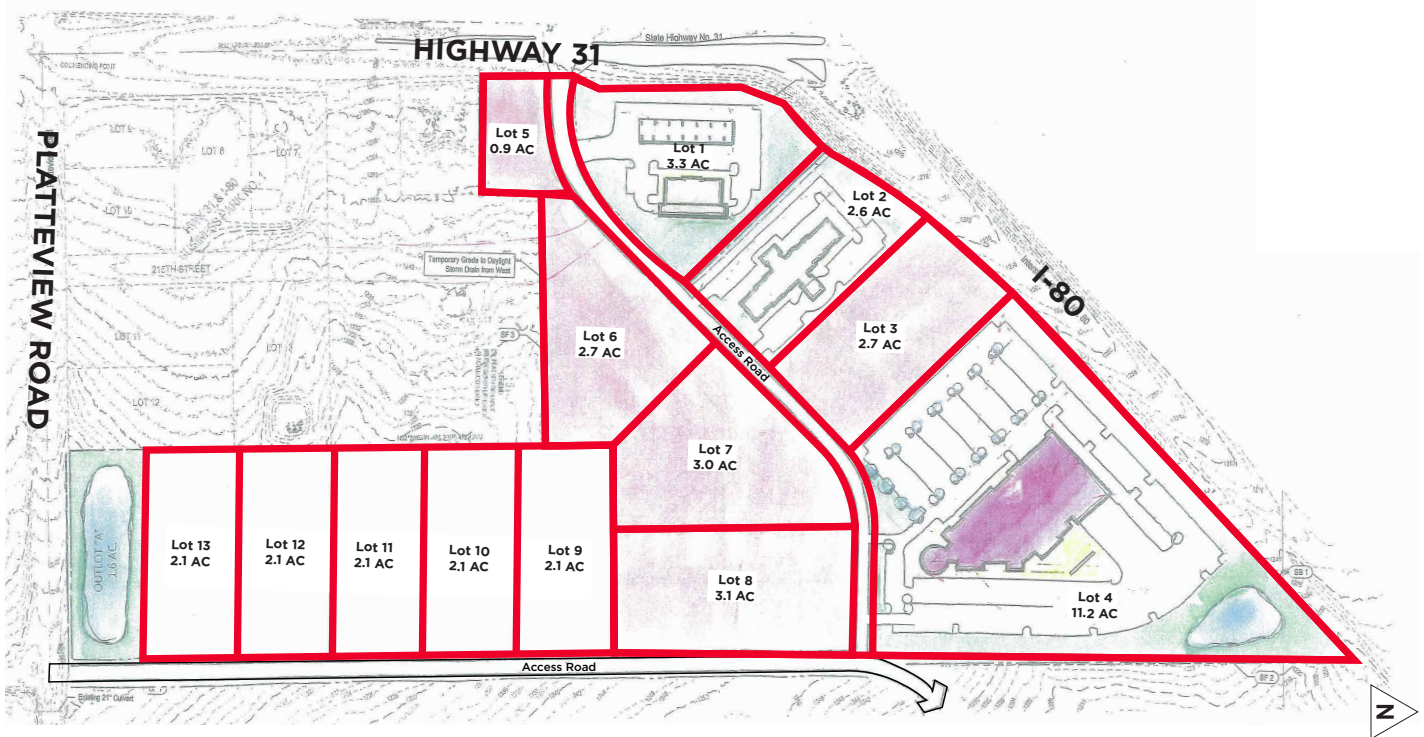
Mark Palmer
 Senior Associate, Land Specialist
 (402) 677 9706
 mpalmer@lundco.com

Richard Secor, Jr., CCIM
 Partner
 (402) 548 4010
 rsecor@lundco.com

450 Regency Parkway, Suite 200
 Omaha, NE 68114
 +1 402 393 8811
lundco.com

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Property Highlights

Sale Price	\$320,165 - \$3,415,100
Net Acres	40.00 AC
Net SF	1,742,400 SF
Price Per Acre	\$152,460 - \$522,720
Price Per SF	\$3.50 - \$12.00
Lot Dimensions	Varies
Improvements	Will be sold with infrastructure in place
Flood Plain	No

Lot	Acres	Square Feet	Asking Price PSF	Price Per Acre
1	3.3	143,748	\$12.00	\$1,725,000
2	2.6	113,256	\$10.00	\$1,132,500
3	2.7	117,612	\$8.00	\$940,900
4	11.2	487,872	\$7.00	\$3,415,100
5	0.9	39,204	\$12.00	\$470,500
6	2.7	117,612	\$6.00	\$705,675
7	3.0	130,680	\$6.00	\$784,100
8	3.1	135,036	\$5.00	\$675,180
9	2.1	91,476	\$3.50	\$320,165
10	2.1	91,476	\$3.50	\$320,165
11	2.1	91,476	\$3.50	\$320,165
12	2.1	91,476	\$3.50	\$320,165
13	2.1	91,476	\$3.50	\$320,165

FOR SALE

SEC of I-80 & Hwy 31 Gretna, NE

