

**ALL FIELDS DETAIL**



<b>MLS #</b>	31645	<b>BEDROOMS</b>	THREE
<b>Asking Price</b>	\$287,000	<b>TOTAL BATH</b>	TWO
<b>Status Comment</b>	Price Reduced	<b>GARAGE CAPACITY</b>	NONE
<b>Status</b>	ACTIVE	<b>GARAGE TYPE</b>	NONE
<b>Class</b>	RESIDENTIAL	<b>STYLE</b>	MANUFACTU
<b>Type</b>	ACREAGE		RED
<b>Area</b>	CHAMBERS	<b>SQ. FT. ABOVE</b>	1201-1400
<b>Address</b>	84330 Dumas Ave	<b>GROUND</b>	
		<b>APPROX. AGE</b>	6-10 YRS
<b>City</b>	Chambers	<b>BASEMENT</b>	YES
<b>State</b>	NE	<b>WATERFRONT</b>	NONE
<b>Zip</b>	68725	<b>AUCTION</b>	NO
<b>Sale/Rent</b>	For Sale	<b>Marketing</b>	like NEW
<b>IDX Include</b>	Y	<b>Comments</b>	home + Acreage!



**GENERAL**

<b>VOW Include</b>	Yes	<b>VOW Address</b>	Yes
<b>VOW Comment</b>	Yes	<b>VOW AVM</b>	Yes
<b>Number of Acres</b>	5.00	<b>Price Per Acre</b>	\$57,400.00
<b>Agent</b>	Stacey Stracke - Cell: 402-340-2990	<b>Listing Office 1</b>	Stracke Realty, LLC - Off: 402-340-2990
<b>Listing Agent 2</b>	Tom Ries - Cell: 308-730-0844	<b>Listing Office 2</b>	Stracke Realty, LLC - Off: 402-340-2990
<b>Listing Date</b>	9/2/2022	<b>YEAR BUILT</b>	2015
<b>LOT SIZE</b>	+/-5	<b>Apprx. Sq. Ft: Upper</b>	0
<b>Apprx. Sq. Ft: Main</b>	1307	<b>Apprx. Sq. Ft: Grdn Lvl</b>	0
<b>Apprx. Sq. Ft: Basement</b>	1477	<b>Apprx. Sq. Ft: % Finished</b>	1307
<b>Apprx Sq Ft Above Ground</b>	1307	<b>Apprx Total Square Feet</b>	2784
<b>Original Price</b>	\$299,900	<b>Associated Document Count</b>	1
<b>Sales Broker Compensation</b>	Office	<b>Days On Market</b>	173
<b>Update Date</b>	12/31/2022	<b>Status Date</b>	9/14/2022
<b>Hotsheet Date</b>	12/31/2022	<b>Price Date</b>	12/31/2022
<b>Input Date</b>	9/14/2022 10:13 AM	<b>AVERAGE GAS</b>	Heat Pump
<b>AVERAGE ELECTRIC</b>	\$83.09	<b>Geocode Quality</b>	Exact Match
<b>Picture Count</b>	37	<b>Days On MLS</b>	161
<b>Input Date</b>	9/14/2022 10:13 AM	<b>Update Date</b>	12/31/2022 1:58 PM
<b>Video Count</b>	0		

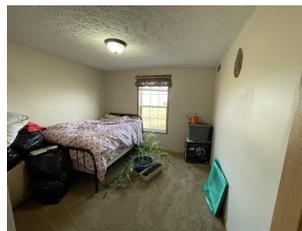
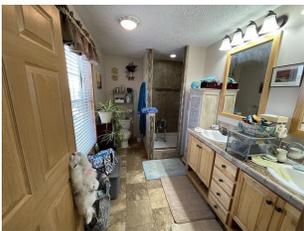
**FINANCIAL**

<b>PARCEL #</b>	TBD	<b>TAXES</b>	TBD
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**ADDENDUM**

**Addendum** Looking for peace and quiet, plus a like NEW home? Then you will love this acreage! Sitting on +/- 5 acres is an 8 year old modular home that has only been occupied for two years. This high end modular home was built in 2015 purchased in 2019 and moved onto the acreage in 2020. It's only been lived in by a single person for two years, this home is like NEW! Entering the west door to the back porch area, you have a handy mud room, large sink, 200 amp breaker box, washer/dryer and plenty of room to hang your coats and kick off your shoes. Moving forward you enter to the large kitchen with plenty of counter space and cupboard storage. There's a nice large sink with natural light coming in, a massive pantry and handy island that could be used as a breakfast bar or hors-d'oeuvre table while having guests or family get together. This home will come with all appliances seen in the pictures. Just off the kitchen is an ample sized dining area. It has patio door letting in all that natural light...just begging for a back deck and grill area. Next is the family sized living room with a pellet stove and an amazing panoramic country view! The master bedroom is a more than comfortable size with a walk in closet with plenty of room for his and her clothing and footwear. Connected to the master bedroom is a master bath with double sinks and one of the biggest tiled walk in showers I have ever seen! This amazing home comes with another bathroom and two additional bedrooms with nice closet space. Downstairs is an enormous 1447 square foot basement with poured walls, 1 year old furnace, 2 year old water heater and pressure tank. New style construction can be seen in the floor trusses instead of traditional floor joists, adding stability to this home! This basement also has a larger than average egress window in the northeast corner allowing for an added bedroom or guest room. An additional pellet stove is in the downstairs. This lower lever can be framed up to your liking with endless possibilities with all this space! Acreages like this are getting harder to find, don't let it slip away! Own your little piece of paradise today!! Call Listing Sales Associate Tom Ries 308.730.0844 for more information or a private tour! Approximate Dimensions: Kitchen:18'1/2" x 12'1/2" Dining Room: 12'x12'1/2" Living Room: 22'x12'1/2" Main Bath: 8'3/4"x5' Master Bedroom: 12'1/2"x12'1/2" Master Bath: 12'x7' Second Bedroom: 11'x12'1/2" Third Bedroom: 8'3/4"x12' Laundry: 10'x12'1/2" Basement: 25'1/4"x58'1/2"

**ADDITIONAL PICTURES**





**DISCLAIMER**

This information is deemed reliable, but not guaranteed. All measurements are approximate and should be verified. The listing broker's offer of compensation is made only to Participants of the MLS where the listing is filed.