

RECREATIONAL LAND FOR SALE



297.84 Acres M/L

Dan Theilen

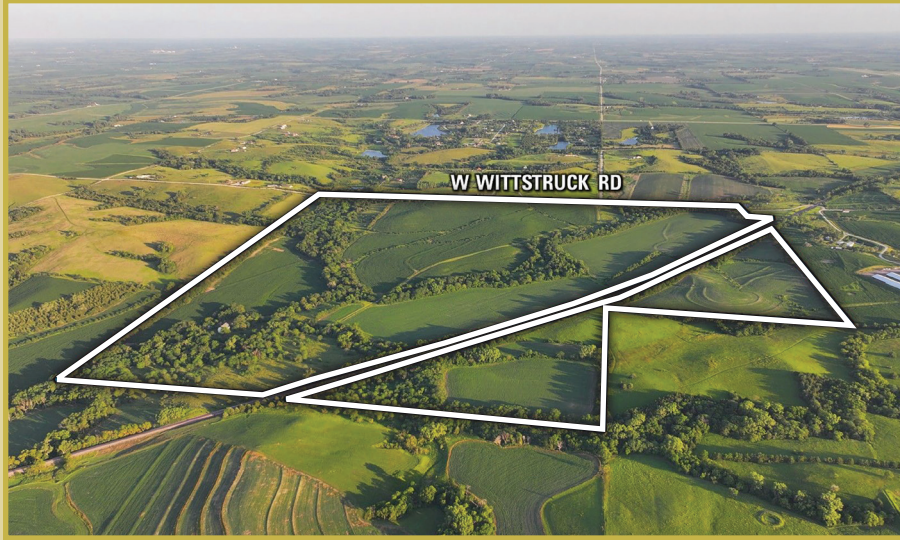
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RECREATIONAL LAND FOR SALE



UFARM and Peoples Company are pleased to present a diverse 297.84-acre m/l farm located in Lancaster County, Nebraska, just northeast of Crete, Nebraska, and within 30 minutes of Lincoln. With easy access to Highways 33 and 103, and close proximity to Interstate 80, this farm is well-positioned for both convenience and long-term value.

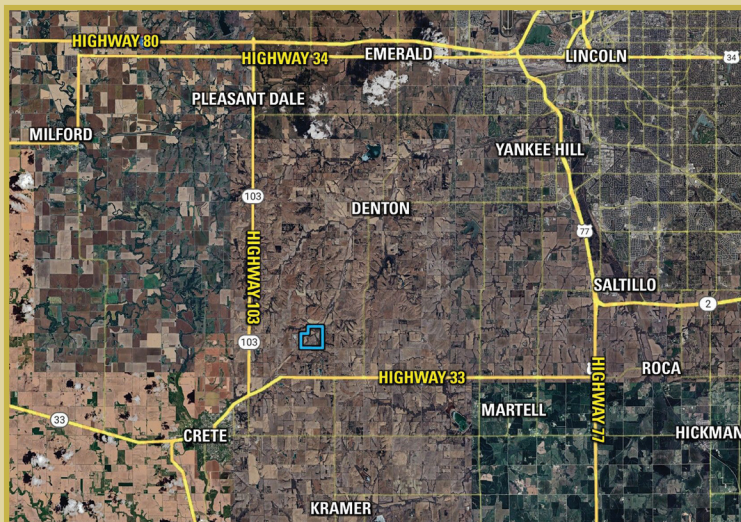
The property features quality dryland farming acres with strong soils—primarily Kennebec silt loam, Steinauer loam, and Judson silt loam—carrying an NCCPI of 69.5, well above the county average. Road frontage along W Wittstruck Road offers excellent access to the fields. The farm is currently leased through December 31, 2025.

and hunting opportunities, making it an attractive option for both farmers and outdoor enthusiasts. Its combination of productive cropland, wildlife habitat, and close proximity to Lincoln makes this a rare opportunity to own a versatile and well-located piece of Nebraska farmland. Contact the listing agent for more details.

**This property does contain an abandoned and dilapidated farmhouse along with an abandoned well.*

Asking Price: \$2,100,000 | Net Taxes: \$9,367.78



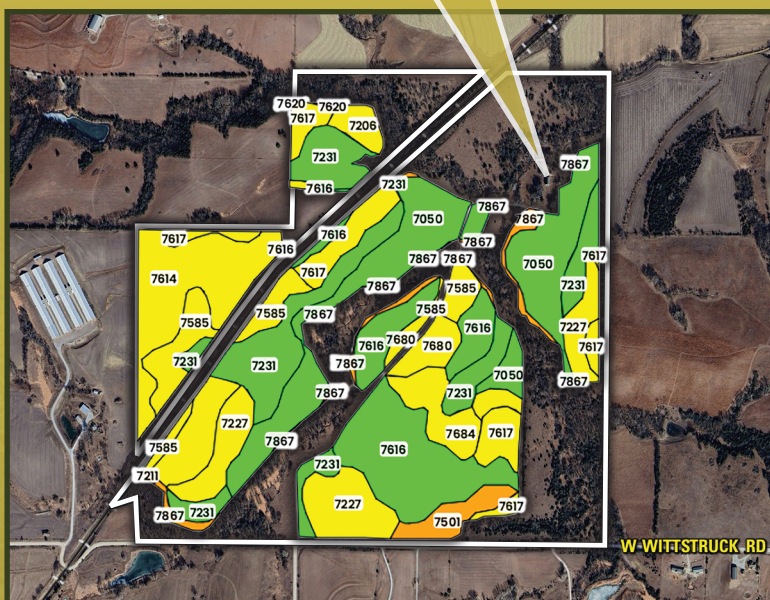


Directions:

From Crete: Head north on NE-33/Hawthorne Ave, continue for 3.1 miles, then turn left onto SW 142nd Street for 1 mile. Turn right onto W Wittstruck Rd. After 1 mile the farm will be on the north side of the road.

From Lincoln: Head west out of Lincoln on E O St. Take NE-55A Spur to W Wittstruck Rd in Highland Precinct for 17.7 miles. Turn right onto W Wittstruck Rd. After 2 miles the farm will be on the north side of the road.

**12700 W Wittstruck Road
Denton, NE 68333**



Tillable Soils Map

Code	Description	Acres	% of Field	NCCPI
7050	Kennebec silt loam	35.89	18.53%	94
7231	Judson silt loam	31.25	16.13%	78
7616	Steinauer loam	30.35	15.67%	70
7614	Steinauer clay loam	19.27	9.95%	62
7227	Burchard clay loam	18.46	9.53%	53
7617	Steinauer loam	14.31	7.39%	50
7585	Shelby clay loam	13.70	7.07%	65
7684	Wymore silty clay loam	13.39	6.91%	60
7680	Wymore silty clay loam	5.09	2.63%	66
7501	Pawnee clay loam	4.56	2.35%	46
7867	Nodaway silt loam	4.37	2.26%	48
7206	Aksarben silty clay loam	2.80	1.45%	66
7211	Burchard-Nodaway	0.16	0.08%	49
7620	Steinauer clay loam	0.09	0.05%	14

Average: 69.5

Want to Learn More?



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12119 Stratford Drive
Clive, IA 50325



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