

# GREAT OPPORTUNITY NORTH OF FAIRBURY

## OFFERED AT \$530,000



**71910 HIGHWAY 15  
FAIRBURY, NE 68352**

ZONING: Commercial

WAREHOUSE SF: 14,000

OFFICE SF: 1,000

LOCATION: Rural

SALE PRICE: \$530,000

TAX AMOUNT (2022): \$7,059.88

### 20 YEAR NON-COMPETE CLAUSE:

Seller will convey title to the Property or Buyer by a special or limited warranty deed, subject to a restriction that for a period of twenty (20) years following the conveyance, the Property may not be used for the sale or distribution of agricultural chemicals, seed, or fertilizer.



**PRISM**  
**COMMERCIAL**  
*a Berkshire Hathaway Affiliate*

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