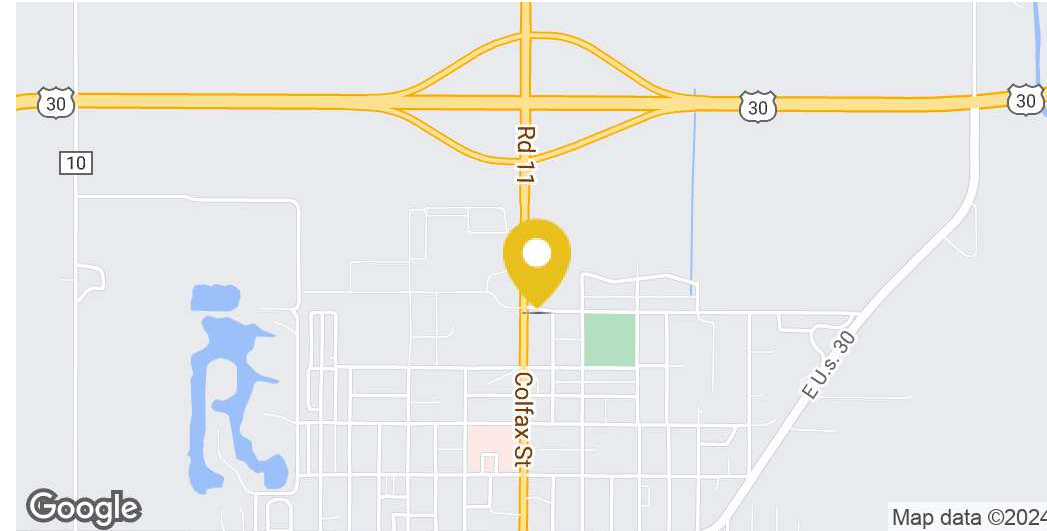
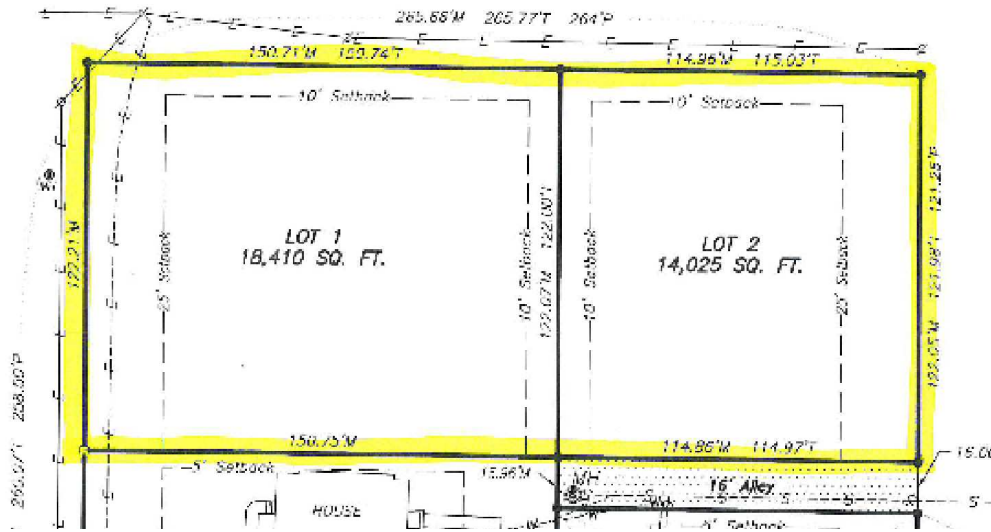




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OFFERING SUMMARY

Sale Price:	\$340,000
Lot Size:	0.74 Acres
Price / Acre:	\$459,459
Zoning:	General Commercial

PROPERTY HIGHLIGHTS

- Located on Highway 15/Colfax Street with excellent visibility
- Corner lot across from O'Reilly's Auto Parts and Dairy Queen
- Schuyler is the 20th fastest-growing city in Nebraska
- The site is situated on the primary route into town from Highway 30

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	539	1,766	2,305
Total Population	2,008	5,796	6,905
Average HH Income	\$67,633	\$67,079	\$64,486

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