

Martin Bay Overlook

2.76 Acres | Keith County, NE | \$749,000



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Activities & Amenities

ATV/Off Road
Beach Access
Boating/Sailing/Rafting
Cycling/Mountain Biking
Fishing
Golf Course
Hiking/Climbing
House/Cabin
Hunting - Big Game, Predator/Varmint, Small Game, Turkey, Upland Birds, Waterfowl
Outbuilding/Barn/Shed/Shop
Pond/Lake/Stream/River
Propane
Water View/Waterfront

Land Details

Address: 24 McGinleys, Keystone, NE 69144
Subdivision: McGinleys
Closest Town: Ogallala
Total Acres: 2.76
Deeded Acres: 2.76
Zoning: SFR
Elevation: 3320
Topography: Sloping
Vegetation: Native grass
Water Rights: Yes
All appurtenant water rights will transfer to the Buyer at Closing.
Estimated Taxes: \$1,503.42 - 2024
Source of lot size: Assessor/Tax Data

Building Details

Homes: 1
Stories: 3
Bedrooms: 3
Full Bathrooms: 3
Basement: Partial finished
Electricity Provider: Midwest Electric
Gas Provider: Propane
Water Provider: Well
Parking Types: Attached Garage, Driveway
Outbuildings: 1
Cooling Systems: Forced Air Cooling
Heating Systems: Forced Air, Wood Stove
Appliances: Dishwasher, Washer/Dryer, Refrigerator, Oven
Siding: Wood
Roofing: Asphalt, Metal
View: Bay, Lake, River, Scenic, Stream, Water



Property Summary

Martin Bay Overlook is an excellent opportunity to purchase one of the best homes and locations at Lake McConaughy! This beautiful 1952 sq ft 3 bedroom, 3 bath home with multiple decks offers the most magnificent views of Lake McConaughy and the North Platte River Valley. This property consists of 2.76 +/- acres directly across from Martin Bay. Whether you are looking for a permanent residence or a vacation home, you will love this property!

Land

2.76 +/- acres of mainly west facing land overlooking Marin Bay, Kingsley Dam, Lake Ogallala and beautiful Lake McConaughy. This property also boasts wonderful views of the North Platte River Valley.





Improvements

Martin Bay Overlook is a beautiful 1952 sq ft tri-level home built in 1993 with 3 bedrooms, 3 bathrooms with an attached 3 car garage.

This home has multiple large decks providing amazing views of Martin Bay, Lake McConaughy, the Kingsley Dam, Lake Ogallala and the North Platte River Valley.

The open floor plan is terrific for entertaining family and friends! The kitchen comes complete with appliances. There is a primary suite for privacy. The quaint upstairs has a bedroom with a private full bath and deck. There is also a wonderful sitting area at the top of the stairs that has a private deck. There is an office/laundry room that will also lead you out to the covered deck and a nice family/bonus room on the lower level.

The covered deck area is the perfect spot to enjoy the beauty of Lake McConaughy, you will have the opportunity to watch the sun rise in the mornings while having your morning coffee, to relaxing with your favorite beverage while watching the amazing Lake McConaughy sunsets.

The property also has a detached 2 car garage/workshop that makes an excellent addition to the property.



Recreation

Lake McConaughy, the recreational jewel of western Nebraska, is the largest lake in the state with over 100 miles of shoreline, 35,700 surface acres of water, 24 miles long, 4 miles wide, and is famous for its white sand beaches. Each year, thousands of boaters, campers and outdoor enthusiasts make the Lake McConaughy area their destination for fun!

In addition to Lake McConaughy which is fed by the North Platte River, you have Lake Ogallala at 320 surface acres "the little lake" nestled below Kingsley Dam (the 2nd largest earthen dam in the world). These two bodies of water provide endless opportunities for anglers of any skill level, young and old. The vast variety of fish you can catch between these two lakes include; Walleye, White Bass, Stripers, Wipers, Catfish, Northern Pike, Smallmouth Bass, Yellow Perch, Rainbow & Brown Trout. Lake McConaughy can accommodate virtually every type of watercraft you can imagine.

Lake McConaughy and the North Platte River Valley also provide tremendous opportunities for hunters. This area is famous for duck and goose hunting. In addition to waterfowl hunting there is small game, varmints, White Tailed Deer, Mule Deer, and Pronghorn in the area.





Water/Mineral Rights & Natural Resources

All appurtenant water rights associated with this property will transfer to the Buyer at Closing.

General Operations

Residential and recreational property with a nice workshop.

Region & Climate

Weather Highlights

Summer High: the July high is around 89 degrees

Winter Low: the January low is 14

Rain: averages 20 inches of rain a year

Snow: averages 27 inches of snow a year

Keith County, Nebraska gets 20 inches of rain, on average, per year. The US average is 38 inches of rain per year.

Keith County averages 27 inches of snow per year. The US average is 28 inches of snow per year.

On average, there are 224 sunny days per year in Keith County. The US average is 205 sunny days.

Keith County gets some kind of precipitation, on average, 68 days per year. Precipitation is rain, snow, sleet, or hail that falls to the ground. In order for precipitation to be counted you have to get at least .01 inches on the ground to measure.

Information provided by: www.bestplaces.net

Location

Martin Bay Overlook is approximately 15 minutes from Ogallala and Interstate I-80, 3.5 hours northeast of Denver, CO, 4.5 hours west of Omaha, NE and 2 hours east of Cheyenne, WY

This property is minutes away from the lake's famous white sands beaches, popular boat ramps, convenience stores, many restaurants and bars.

*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.



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Buyer Process

BUYER QUALIFICATION: Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

PROPERTY SHOWINGS: With regard to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

REPRESENTATION OF OFFERS: Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

BROKER PARTICIPATION: Hayden Outdoors welcomes outside brokers to bring buyers to purchase our properties. We offer cooperating commission rates to participating brokers. All properties marketed with Hayden Outdoors are exclusively promoted and listed through the real estate process.

EQUAL HOUSING: Hayden Outdoors is proud to be an Equal Housing Opportunity Brokerage. All real estate advertised is subject to the Federal Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination."

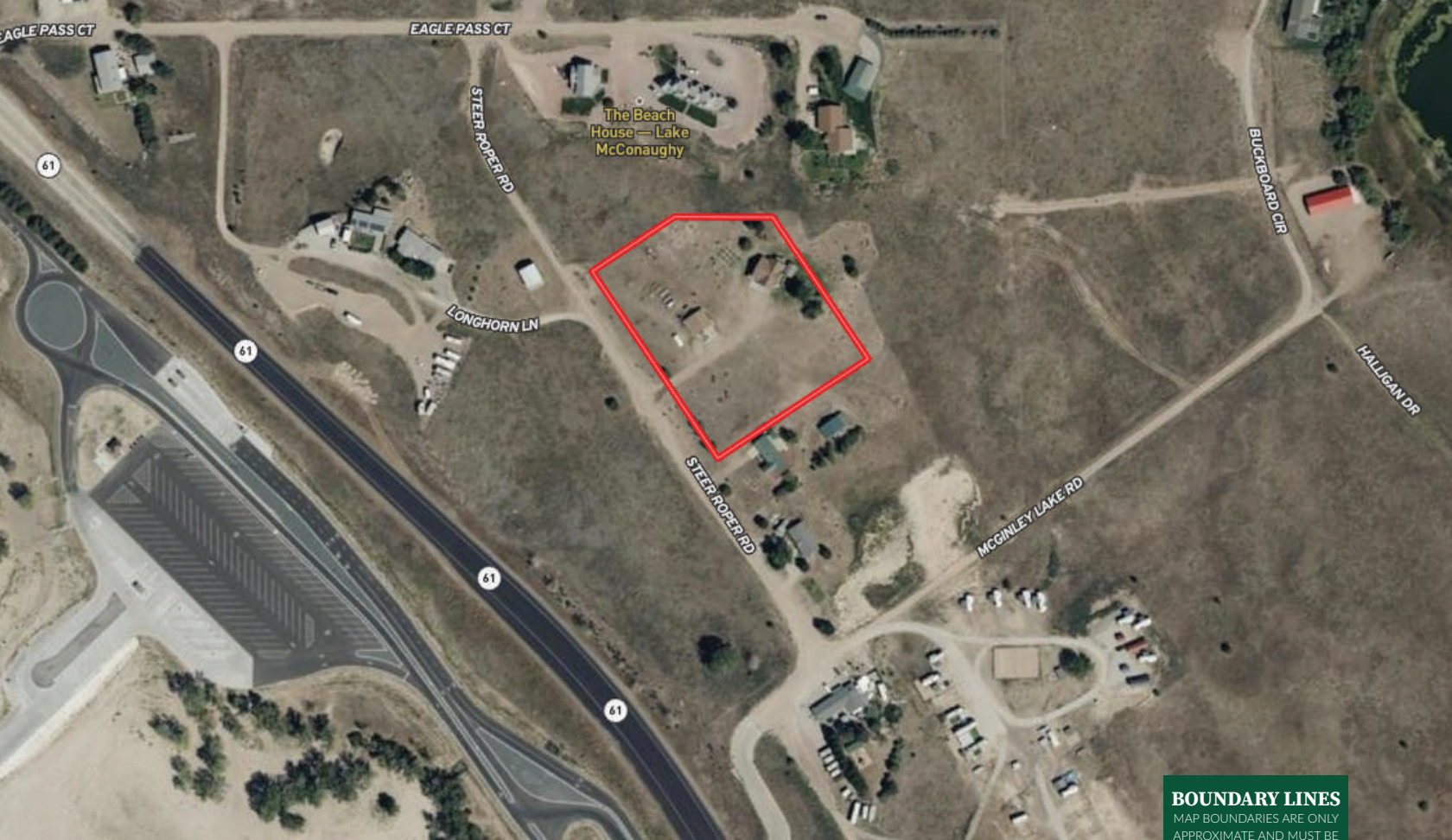


"The service you get transcends anything I've ever heard of. They literally turn your vision into reality. I mean, who else does that for you. Nobody"

- RICK STEINER, SELLER/BUYER

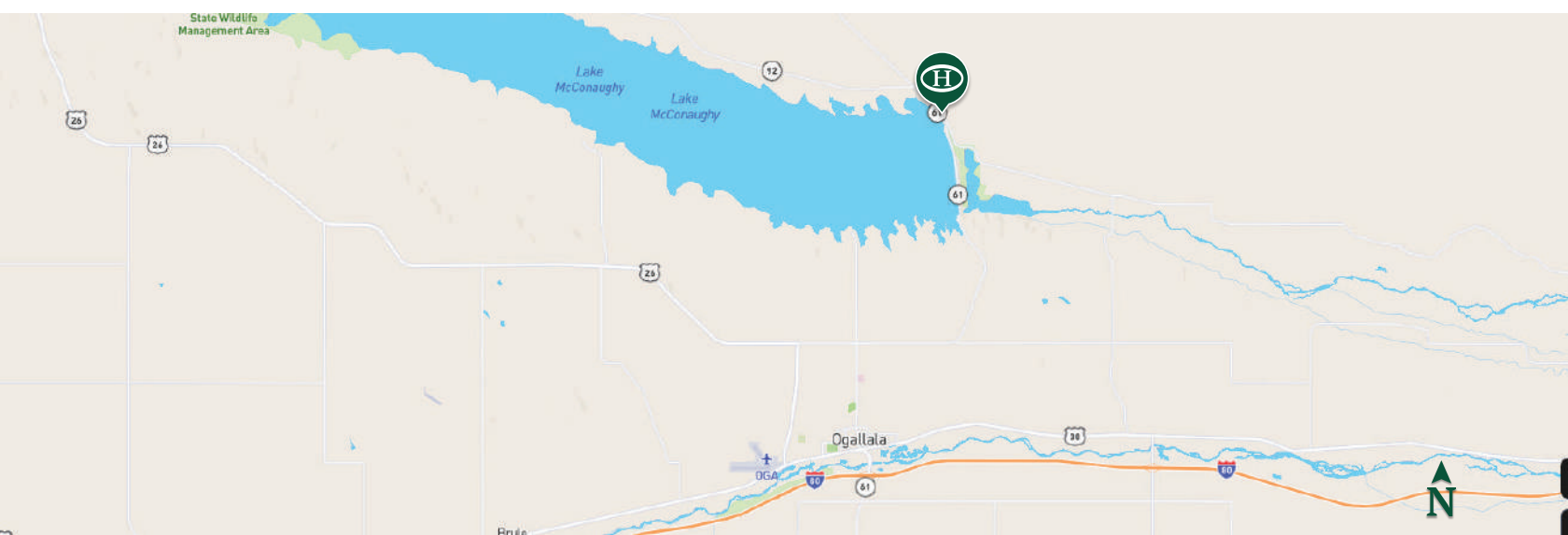
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BOUNDARY LINES
MAP BOUNDARIES ARE ONLY
APPROXIMATE AND MUST BE
VERIFIED FOR ACCURACY.

 Boundary



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