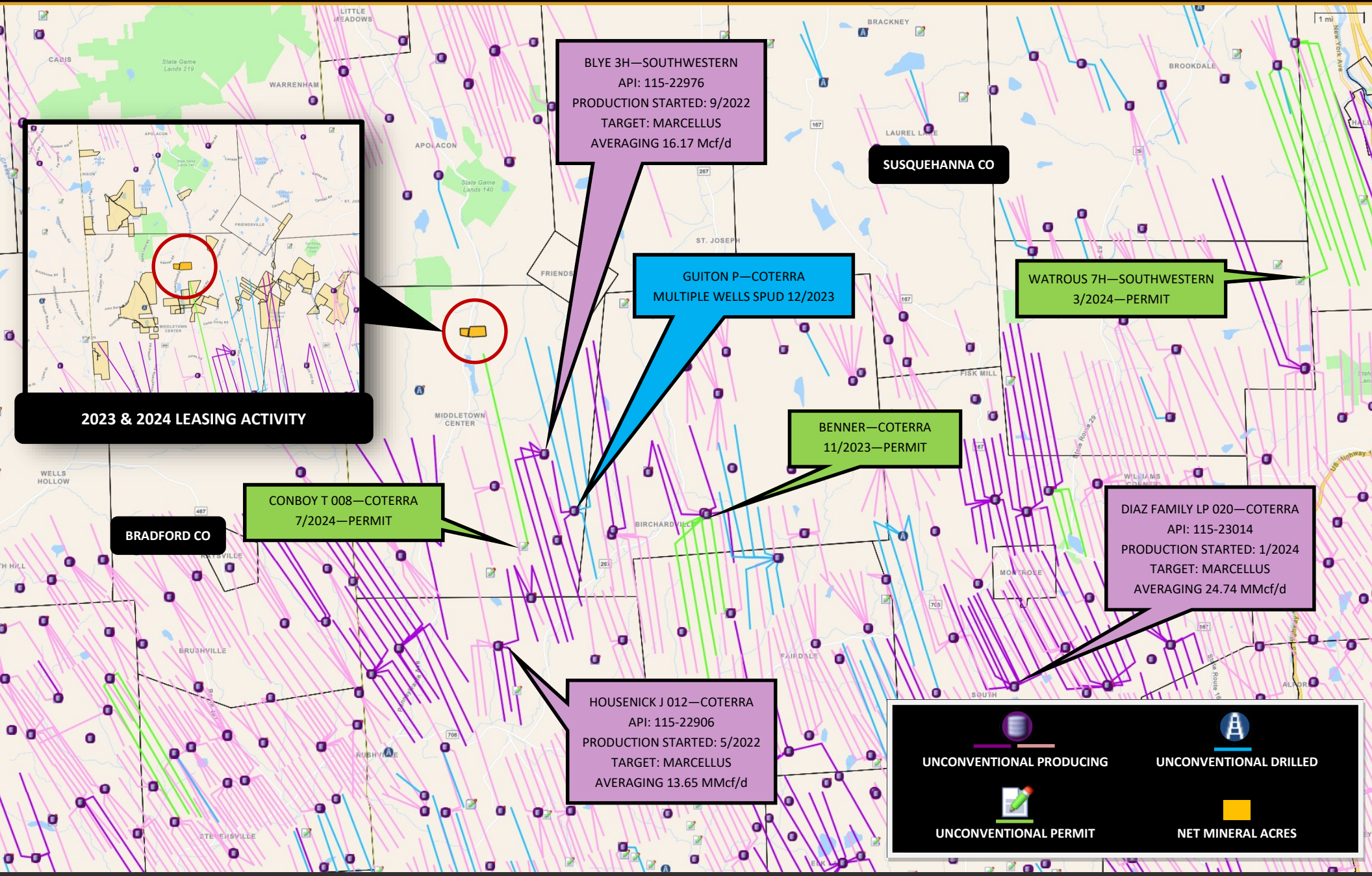
EXPAND ENERGY, COTERRA AND REPSOL ARE ACTIVE IN THIS AREA

28.25+/- NET MINERAL ACRES OUT OF 56.5+/- GROSS ACRES

MIDDLETOWN TOWNSHIP, SUSQUEHANNA COUNTY, PA



CX-Energy · 81 Dutilh Road, Suite 204, Cranberry Township, Pennsylvania 16066 · Phone 724-933-1311 · Fax 724-913-4706 · www.cx-energy.com

EXPAND ENERGY, COTERRA AND REPSOL ARE ACTIVE IN THIS AREA
28.25+/- NET MINERAL ACRES OUT OF 56.5+/- GROSS ACRES
MIDDLETOWN TOWNSHIP, SUSQUEHANNA COUNTY, PA

For sale: 28.25+/- unleased net mineral acres out of 56.5+/- gross acres in Middletown Township, Susquehanna County, Pennsylvania.

Expand Energy, Coterra and Repsol are all active in this area.

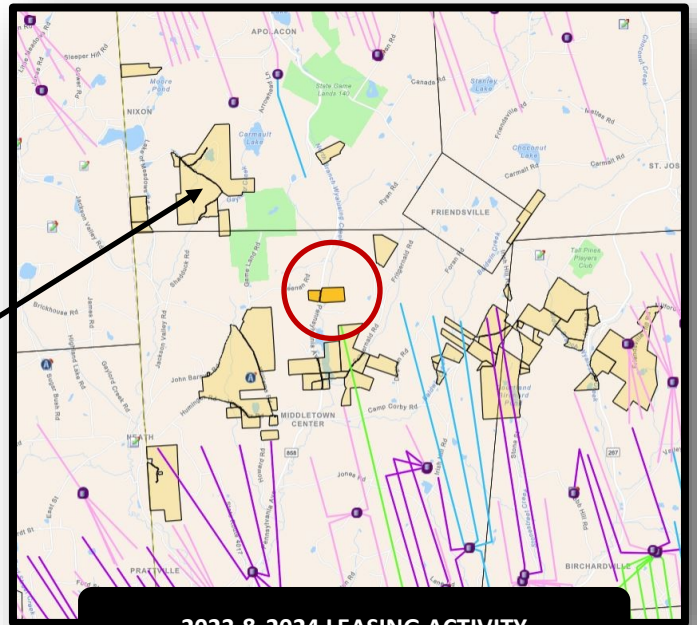
The light yellow shows leases that were recorded in 2023 and 2024.

Expand Energy recently leased a 530+ acre parcel which is ~10k feet northwest of this acreage. We have been scouring the DEP and Recorders sites for well pad paperwork.

Coterra is working just south of this acreage at the—Conboy T well pad. The permitted lateral stops just shy of this acreage—it's a permit so the plans can change?!?!

Based on current leasing activity we think that the new owner will have an opportunity to lease this acreage in the near future.

This is great rock to drill! Operators are drilling Upper and Lower Marcellus Formations. See the map for offset well data.



2023 & 2024 LEASING ACTIVITY

For Questions or To Make An Offer:

VP of Land & Managing Broker

Bill Smith

is available by email or phone to answer questions or review offers for this listing.

wsmith@cx-energy.com
cell: 412-999-7612

office: 724-933-1311
www.cx-energy.com

All information furnished regarding this property for sale, or lease is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof and same is submitted subject to error, omissions, change of price, rental or other conditions prior sale, lease, or financing or withdrawal without notice.

CX-Energy will make no representations and assume no obligation regarding the accuracy of this data and assumes no risk for hazardous waste or substances or other undesirable material on or about the property which will ultimately be leased or purchased.

Gross Acres: 56.5+/-
Net Mineral Acres Available: 28.25+/-
Unitized: N/A
Well/Unit Name: N/A
Producing: No
Lessee: N/A
Royalty Rate: N/A
Royalty Type: N/A

Lease Date: N/A
Primary Term Length: N/A
Extension Term Length: N/A
Extension Payment Amount: N/A
Asking: $282,500
Price Per Acre: $10,000
Parcel #: 080.00-1-054.00