

80 Acre Hunting Farm in LB County KS.
1138 2000 Rd
Edna, KS 67342

\$252,000
80 +/- acres
Labette County



**80 Acre Hunting Farm in LB County KS.
Edna, KS / Labette County**

SUMMARY

Address

1138 2000 Rd

City, State Zip

Edna, KS 67342

County

Labette County

Type

Farms, Hunting Land, Recreational Land

Latitude / Longitude

37.0231091 / -95.3340616

Acreage

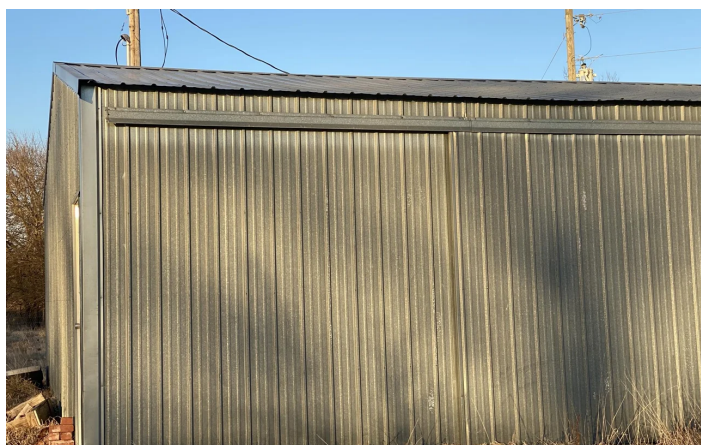
80

Price

\$252,000

Property Website

<https://www.mossyoakproperties.com/property/80-acre-hunting-farm-in-lb-county-ks-labette-kansas/25725/>



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PROPERTY DESCRIPTION

80 acres of deer, turkey, and waterfowl hunting now available in Labette County KS. This is one of those rare find 80s that is covered in all wildlife habitat from big heavy woods, thick cedar groves, brushy overgrown pastures with big grassy areas all broken up with old tree lines. This quality hunting farm is hard to find in this short inventory market we are facing. The seller has spent several years managing the deer and gathering intel with 1000's of trail cam pics saved and has a great idea how good these bucks grow in the fertile farm country. He has painfully decided to liquidate this farm as he bought another out of state where he is moving. The farm has 2 ponds and a wet weather creek and the 100 feet of elevation change makes the NW corner of the farm the high point and gives you a view to the south for miles down into Oklahoma. The big pond on the south end of the farm gets a lot of geese and mallards on it in the fall, and tucked in the cedars up in the NE area of the farm is a small pond that the big ole bucks use and gives you a spot for a couple wood duck shoots. If you are a bow hunter the farm offers numerous pinch points and big mature trees to hang high but also the open brushy old pastures you can stand up a shooting box and stretch out some long shots. A little foodplot tucked dead center in the heart of the farm is prime and ready to hunt.

The farm also features a 30x50 pole building with a current electric meter and a current water meter as well as a sewer lagoon. These utilities are super hard to come by already in place and paid for all we do is transfer to the buyer at closing.

1138 2,000 Rd Edna KS 67342

75 miles to Tulsa OK

50 miles to Joplin MO

Do not delay give me a call on this 80 soon. Broker Josh Fiscus 620-870-9766

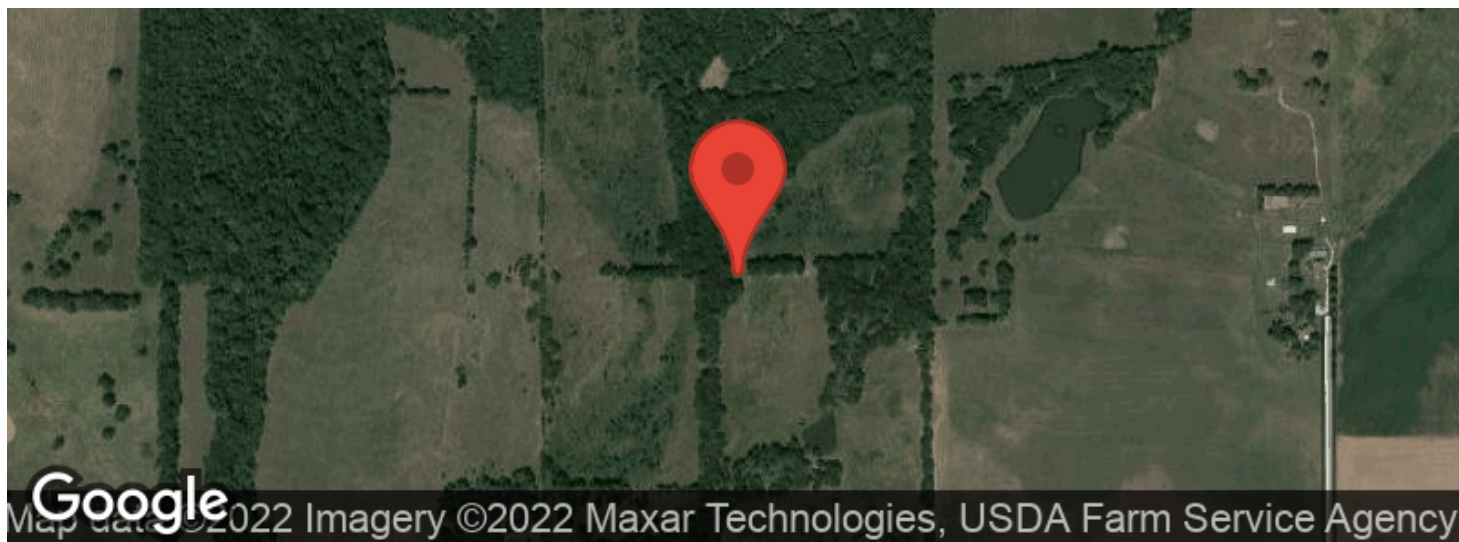
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Locator Maps



Aerial Maps



80 Acre Hunting Farm in LB County KS.
Edna, KS / Labette County

LISTING REPRESENTATIVE

For more information contact:



Representative

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Email

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Address

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City / State / Zip

Oswego, KS 67356

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

Mossy Oak Properties of the Heartland

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