

**212 Acre Fox Recreation Area For Sale In Crawford
County, KS**
460 E 575th
Pittsburg, KS 66762

\$1,200,000
212± Acres
Crawford County



212 Acre Fox Recreation Area For Sale In Crawford County, KS
Pittsburg, KS / Crawford County

SUMMARY

Address

460 E 575th

City, State Zip

Pittsburg, KS 66762

County

Crawford County

Type

Hunting Land, Recreational Land, Business Opportunity

Latitude / Longitude

37.448022 / -94.767106

Acreage

212

Price

\$1,200,000

Property Website

<https://www.mossyoakproperties.com/property/212-acre-fox-recreation-area-for-sale-in-crawford-county-ks-crawford-kansas/32721/>



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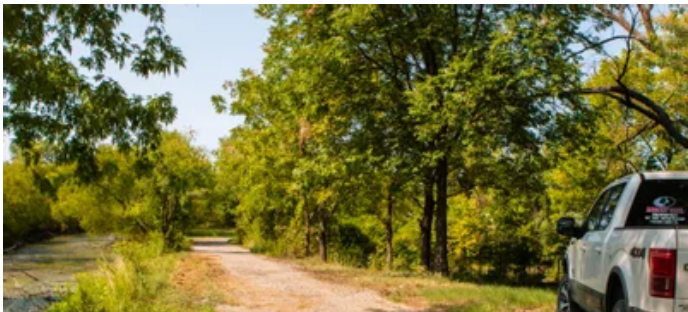
PROPERTY DESCRIPTION

The Fox Recreation area is a namesake in Crawford County, KS. Since the mid 50's this land has been transformed from a piece of raw pit land into the recreational playground it is today. This property is incredibly unique and has more features than I could begin to describe in a listing description. The fishable strip pits on this property are around every corner and hold a great population of fish. Many people have told me about the quality bass fishing they have experienced on the recreation area. The largest of the pits has a 1/2 mile of shore line and has been used over the years for skiing. From a hunting standpoint this property has been untouched for the past several years and is a sanctuary for wildlife. One glance at the aerial and there is no doubt that this property could be groomed into a very special hunting property.

The most unique aspect of this property is the infrastructure and investment potential. Over the years a road network, electric and water has been laid across the eastern and southern portion of the property. At the peak of the recreation areas operation over 50 "lots" with electric were in service. Currently there are multiple buildings and cabins with utilities on the property. These cabins will offer a unique opportunity for multiple partners to have places to stay, or for a solid return on investment through monthly or nightly rental of the cabins. With the extensive improvements there is a real possibility for splitting this property into multiple parcels for home sites. Everyone right now desires a home in the country yet close to town, and having a home site on a beautiful pit would be added value.

Located just west of Pittsburg, KS this property is one of a kind. Whether you are looking for a true hunting and fishing paradise or an investment property this is one you won't want to overlook. Call Land Specialist Kale Kitterman at [620-249-3882](tel:620-249-3882) for more information or to set up a showing.

212 Acre Fox Recreation Area For Sale In Crawford County, KS
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Locator Map



Locator Map



Satellite Map



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Pittsburg, KS / Crawford County

LISTING REPRESENTATIVE

For more information contact:



Representative
Kale Kitterman

Mobile
(620) 249-3882

Email
kkitterman@mossyoakproperties.com

Address
1700 W 4th Street

City / State / Zip
Oswego, KS 67356

NOTES

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.

MORE INFO ONLINE:

MossyOakProperties.com

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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.



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