

**105+/- Acres of Tillable and Excellent
Hunting in Stafford County, Kansas.
Hudson, KS 67545**

\$304,500
105± Acres
Stafford County



105+/- Acres of Tillable and Excellent Hunting in Stafford County, Kansas.
Hudson, KS / Stafford County

SUMMARY

City, State Zip

Hudson, KS 67545

County

Stafford County

Type

Hunting Land, Farms, Recreational Land

Latitude / Longitude

38.23761 / -98.68024

Acreage

105

Price

\$304,500

Property Website

<https://redcedarland.com/detail/105-acres-of-tillable-and-excellent-hunting-in-stafford-county-kansas-stafford-kansas/31237>



105+/- Acres of Tillable and Excellent Hunting in Stafford County, Kansas. Hudson, KS / Stafford County

PROPERTY DESCRIPTION

105+/- Acres of Great Hunting and Tillable Acres in Stafford County, Kansas. (Property is close to the Stafford / Barton County Line)

Legals: UNPLATTED SUBDIVISION-RURAL, S07, T21, R12, ACRES 105+/-, N 2000(S) SEA LESS NE4 NEA SEA LESS R/D ROW SECTION 07 TOWNSHIP 21 RANGE 12. Less home and outbuildings located at 1927 NE 40th Ave Hudson, Ks.

Driving Directions: From Great Bend, Kansas travel east 4 miles on 56 hwy, turn south onto southeast 60 ave and go 7 miles, continue south into stafford county on northeast 40th ave 1.75 miles and the property is on the west side of the road. From Hudson Kansas go north 9.25 miles on Northeast 40 ave and the property is on the west side of the road.

Property Description: Located close to the Stafford / Barton County line. This affordable 105+/- acre tract is a great mix use farm with excellent hunting, tillable acres, or even a great place to build a country home. This property has close to 50 acres of mature timber, plum thickets, cottonwoods, and cedars that hold plenty of whitetail, turkey, quail, and pheasant. There are 2 under ground blinds already in place along with a solar water pump that supplies fresh water for all of the wildlife year round. The cover on this property is very thick with nice mowed travel areas through out. There is a high population of turkey on this tract with several pockets of large cottonwood trees making it a great roosting area for the birds. The other 55 acres is tillable ground that just recently expired from RCPP, and now can be planted into crops or left as cover for the wildlife. The current tillable acres is very tall and thick with natural grasses, wild sunflowers, and other natural plants providing incredible habitat for all of the wildlife, especially the quail. There are several nice, quiet, secluded locations that would work great for building your dream country home. This property is located in-between Cheyenne Bottoms (12 miles) and Quivira wildlife refuge (6 miles) and also only 15min from Great Bend. Mineral rights DO NOT transfer. Aerial boundary lines are approximate - survey copies upon request.

For more information or to schedule a showing call Shane Smith at [620-282-1561](tel:620-282-1561).

Key Features

Great Hunting

Turkey

Deer



Pheasant

Quail

Tillable Acres

Water Well

Close to Great Bend / Ellinwood / Hudson

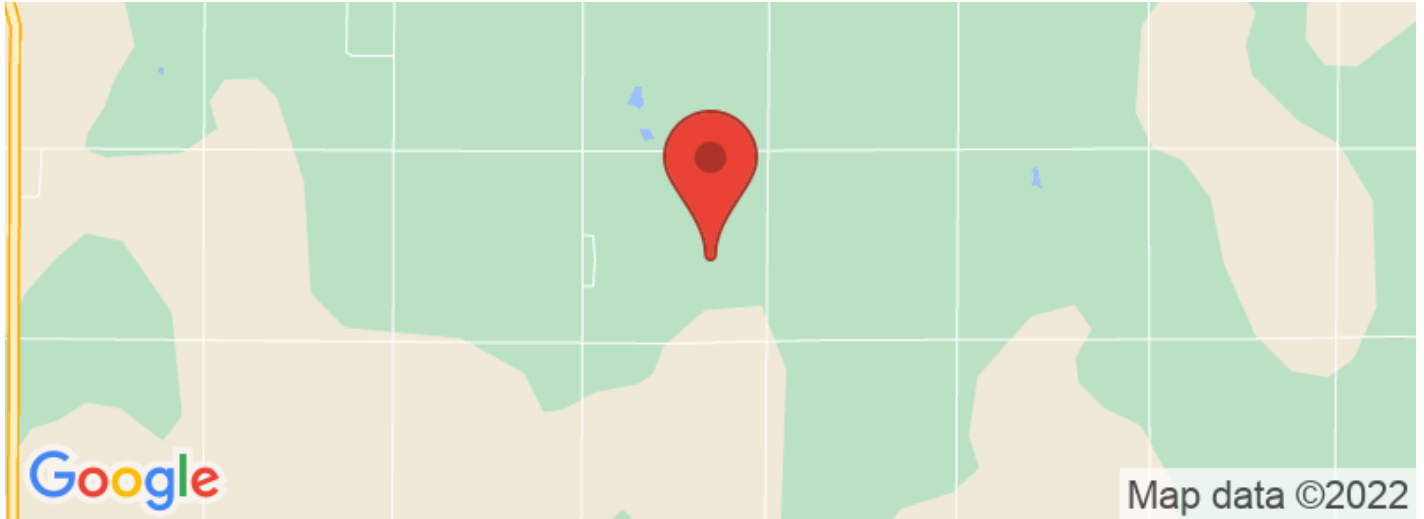


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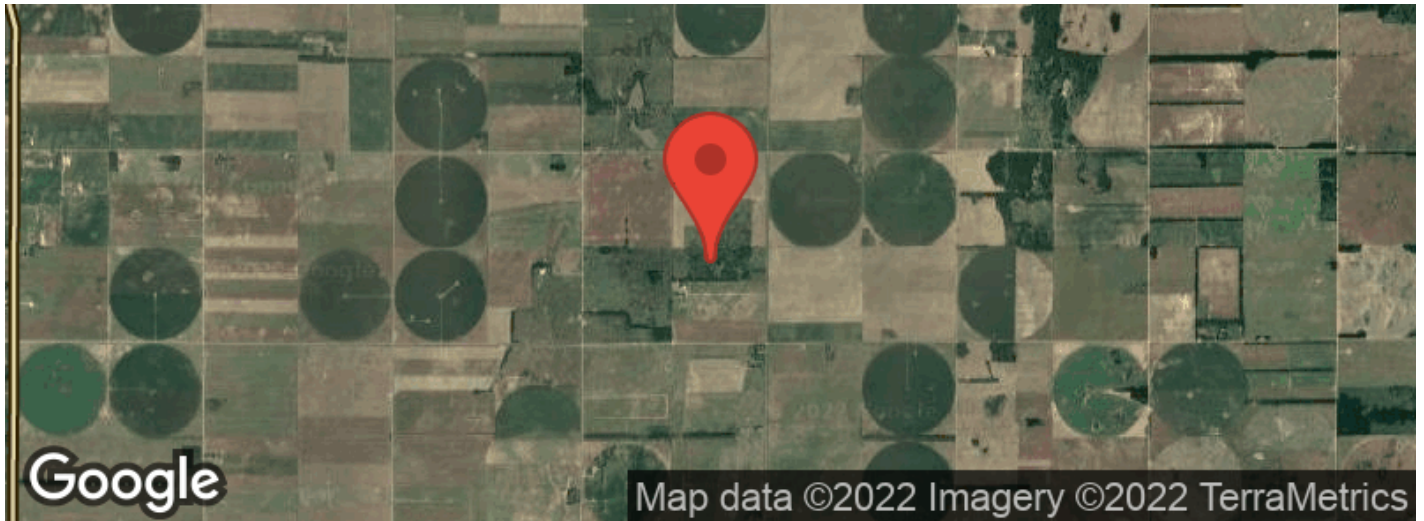
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Locator Maps



105+/- Acres of Tillable and Excellent Hunting in Stafford County, Kansas.
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Aerial Maps



**105+/- Acres of Tillable and Excellent Hunting in Stafford County, Kansas.
Hudson, KS / Stafford County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Shane Smith

Mobile

(620) 282-1561

Email

shanesmith@redcedarland.com

Address

3700 17th St.

City / State / Zip

Great Bend, KS 67530

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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.



Red Cedar Land Co.
2 NE 10th ave
St john, KS 67576
(620) 546-3746
www.redcedarland.com

