

**Charming Country Home with Highway Frontage on 7
Acres Montgomery County Kansas!**
5126 HWY 160
Independence, KS 67301

\$225,000
6.740± Acres
Montgomery County



Charming Country Home with Highway Frontage on 7 Acres Montgomery County Kansas! Independence, KS / Montgomery County

SUMMARY

Address

5126 HWY 160

City, State Zip

Independence, KS 67301

County

Montgomery County

Type

Residential Property

Latitude / Longitude

37.223915 / -95.598517

Dwelling Square Feet

1790

Bedrooms / Bathrooms

4 / 3

Acreage

6.740

Price

\$225,000

Property Website

<https://l2realtyinc.com/property/charming-country-home-with-highway-frontage-on-7-acres-montgomery-county-kansas-montgomery-kansas/74494/>



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PROPERTY DESCRIPTION

Charming 1 1/2 Story Bungalow with Highway Frontage on 7 Acres – A Perfect Hobby Farm Opportunity

Nestled just 6 miles from Independence, Kansas, and 5 miles from Cherryvale, Kansas, this inviting 1 1/2 story bungalow offers a serene retreat with ample space for country living. Boasting 4 bedrooms and 3 bathrooms, the home provides 1,790 square feet of thoughtfully designed living space. Whether you're looking to raise a family, enjoy peace and privacy or pursue your passion for animals and farming, this property offers the perfect foundation.

Key Features of the Home:

- **Spacious, Open Layout:** The main living area seamlessly connects the kitchen, dining, and living spaces, creating an ideal environment for entertaining and day-to-day family life. The open design ensures the space feels bright and airy, perfect for gathering with loved ones.
- **Cozy Fireplace:** The living room features a charming fireplace that adds warmth and a touch of character, providing a perfect spot to unwind after a busy day.
- **1 1/2 Story Layout:** The home's 1 1/2 story design maximizes the space, offering flexible rooms that can be tailored to your needs—whether as additional bedrooms, a home office, or a quiet retreat.
- **Modern Amenities:** The kitchen is spacious and functional, featuring modern appliances and plenty of cabinet and counter space, making meal prep easy and enjoyable.

Outdoor Features:

- **7 Acres of Opportunity:** With 7 acres of land, this property provides the ideal setting for a small hobby farm or outdoor pursuits. The land is partially fenced, offering space for a few animals, gardening, or simply enjoying the natural beauty that surrounds you.
- **Multiple Outbuildings:** The property is equipped with a variety of outbuildings to suit any need. These include:
 - A **2-car detached garage**, providing ample space for vehicles, tools, and storage.
 - A **large pole barn**, perfect for livestock or storing equipment.
 - A **spacious shop area**, ideal for workshops, hobbies, or even small business ventures.
- **Some Fencing Already in Place:** The existing fencing makes it easier to bring in livestock, pets, or even set up an area for gardening or outdoor recreation.

Ideal for a Hobby Farm or Small Homestead:

This property is a dream come true for anyone interested in country living, whether you're an aspiring farmer or just want space for a few animals. The land offers plenty of room to raise livestock, plant gardens, or simply enjoy a peaceful rural lifestyle. With a mix of cleared space and natural surroundings, there's room for growth and expansion.

Convenience and Accessibility:

Despite its peaceful rural setting, the property is conveniently located just minutes away from local towns:

- **6 miles to Independence, Kansas**, where you can enjoy a variety of dining, shopping, and community services.
- **5 miles to Cherryvale, Kansas**, offering additional amenities and easy access to everything you need.
- **Highway Frontage:** The property's highway frontage makes it easy to access, while still offering the charm of country living.

Additional Highlights:

- **Privacy and Space:** The property offers access to town amenities and major highways.
- **Perfect for a Growing Family:** With 4 bedrooms and 3 bathrooms, there is plenty of space to accommodate a growing family and guest!



- **Versatile Use of Outbuildings:** Whether you need space for a workshop, equipment storage, or a small farm operation, these versatile outbuildings provide limitless possibilities.

This property truly offers the best of both worlds—ample room for your hobbies or homesteading dreams, combined with easy access to local conveniences and a welcoming community. If you're looking for a spacious and versatile home in a great location, look no further. Give me a call and lets go look!!

Jamie Reister

[620-330-7522](tel:620-330-7522)

- 4 Bed Rooms
- 3 Baths
- Highway Frontage
- Multiple Out buildings
- 2 car detached garage
- shop
- 7 +/- acres
- Some fencing
- Close to Town
- Rural Living

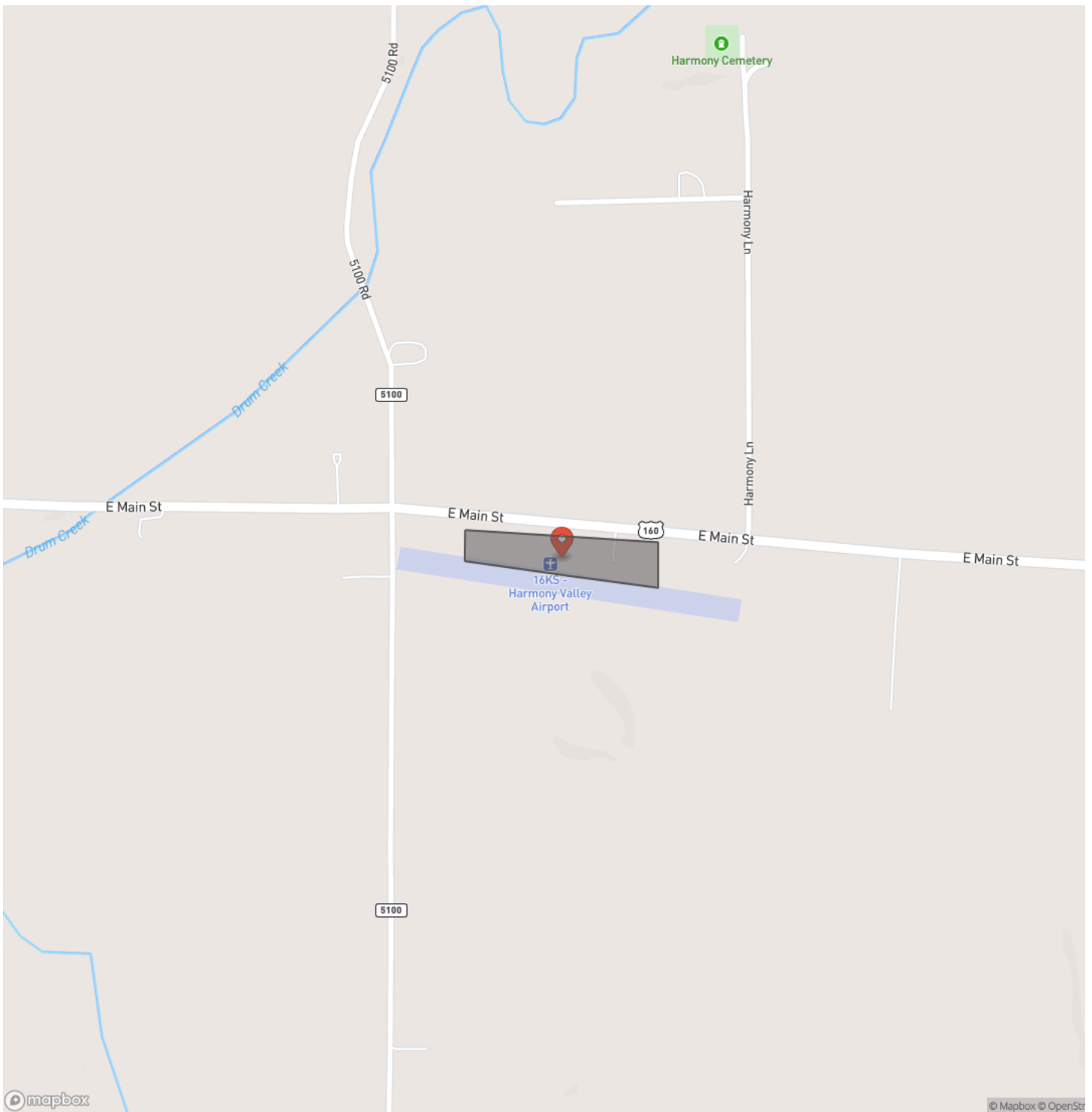


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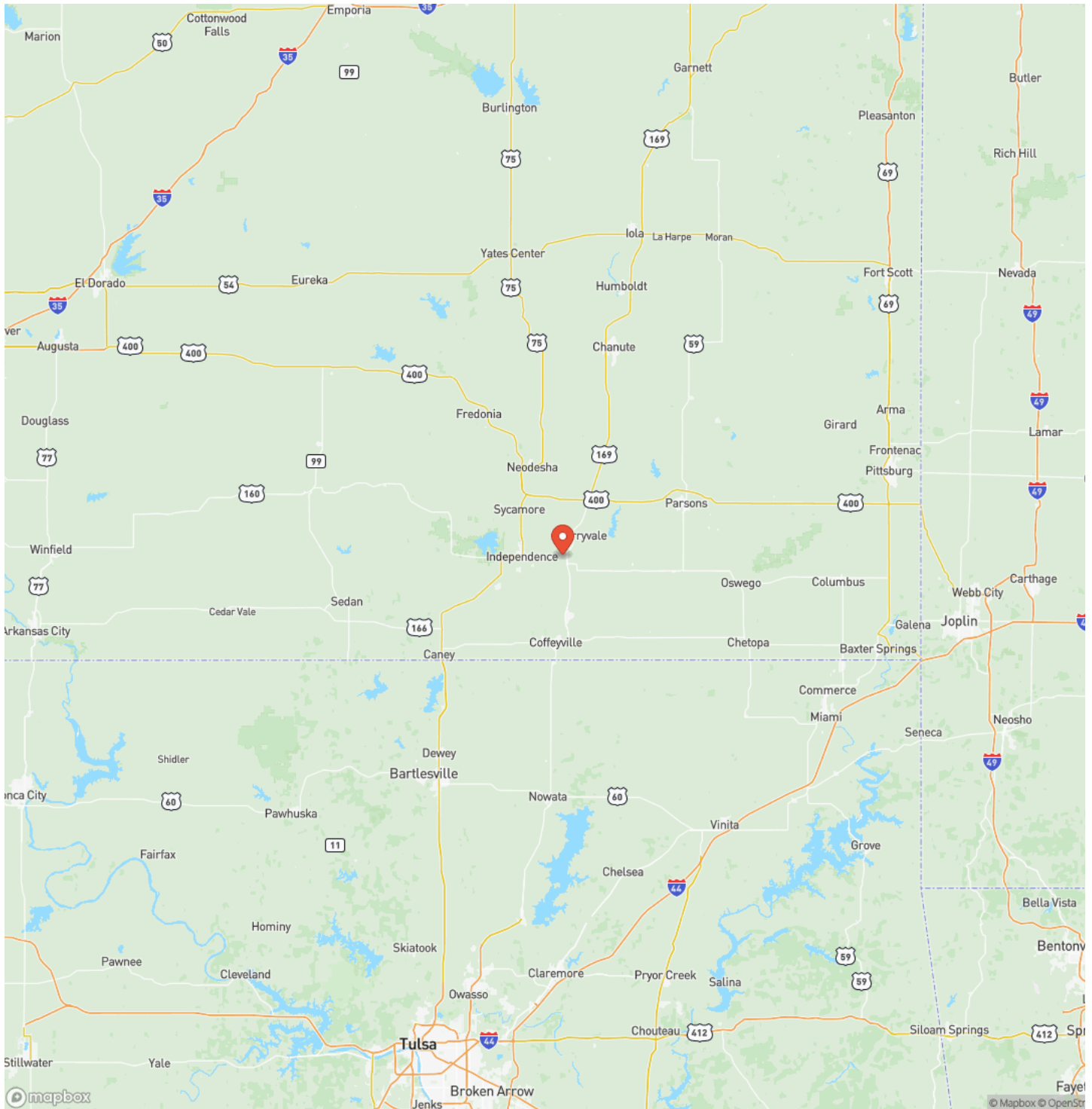
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Locator Map



**Charming Country Home with Highway Frontage on 7 Acres Montgomery County Kansas!
Independence, KS / Montgomery County**

Locator Map



Charming Country Home with Highway Frontage on 7 Acres Montgomery County Kansas!
Independence, KS / Montgomery County

Satellite Map



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Independence, KS / Montgomery County

LISTING REPRESENTATIVE
For more information contact:



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City / State / Zip

NOTES

Notes section with multiple horizontal lines for text entry.



This image shows a single 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.



L2realtyinc.com

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