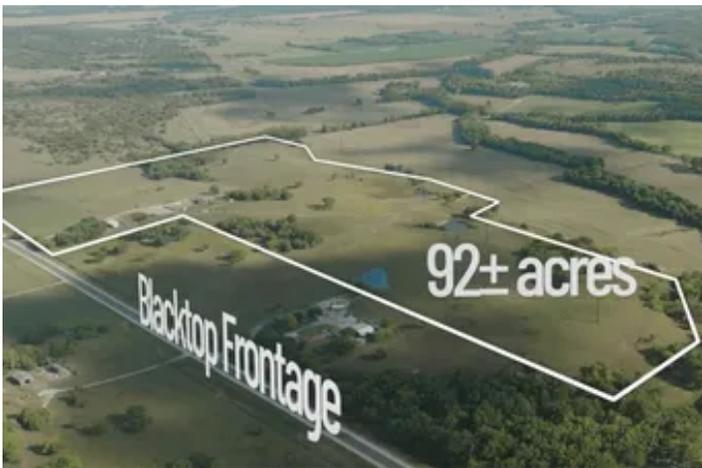


**Set Up Wilson County Kansas Cattle Farm!!!**  
14043A K47 HWY  
Fredonia, KS 66736

**\$659,000**  
92± Acres  
Wilson County



# Set Up Wilson County Kansas Cattle Farm!!!

## Fredonia, KS / Wilson County

### SUMMARY

**Address**

14043A K47 HWY

**City, State Zip**

Fredonia, KS 66736

**County**

Wilson County

**Type**

Farms, Recreational Land, Undeveloped Land, Residential Property

**Latitude / Longitude**

37.523932 / -95.720837

**Dwelling Square Feet**

2,792

**Bedrooms / Bathrooms**

3 / 3

**Acreage**

92

**Price**

\$659,000

**Property Website**

<https://l2realtyinc.com/property/set-up-wilson-county-kansas-cattle-farm-/wilson/kansas/93535/>



## Set Up Wilson County Kansas Cattle Farm!!! Fredonia, KS / Wilson County

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### PROPERTY DESCRIPTION

#### Set Up Wilson County Kansas Cattle Farm!

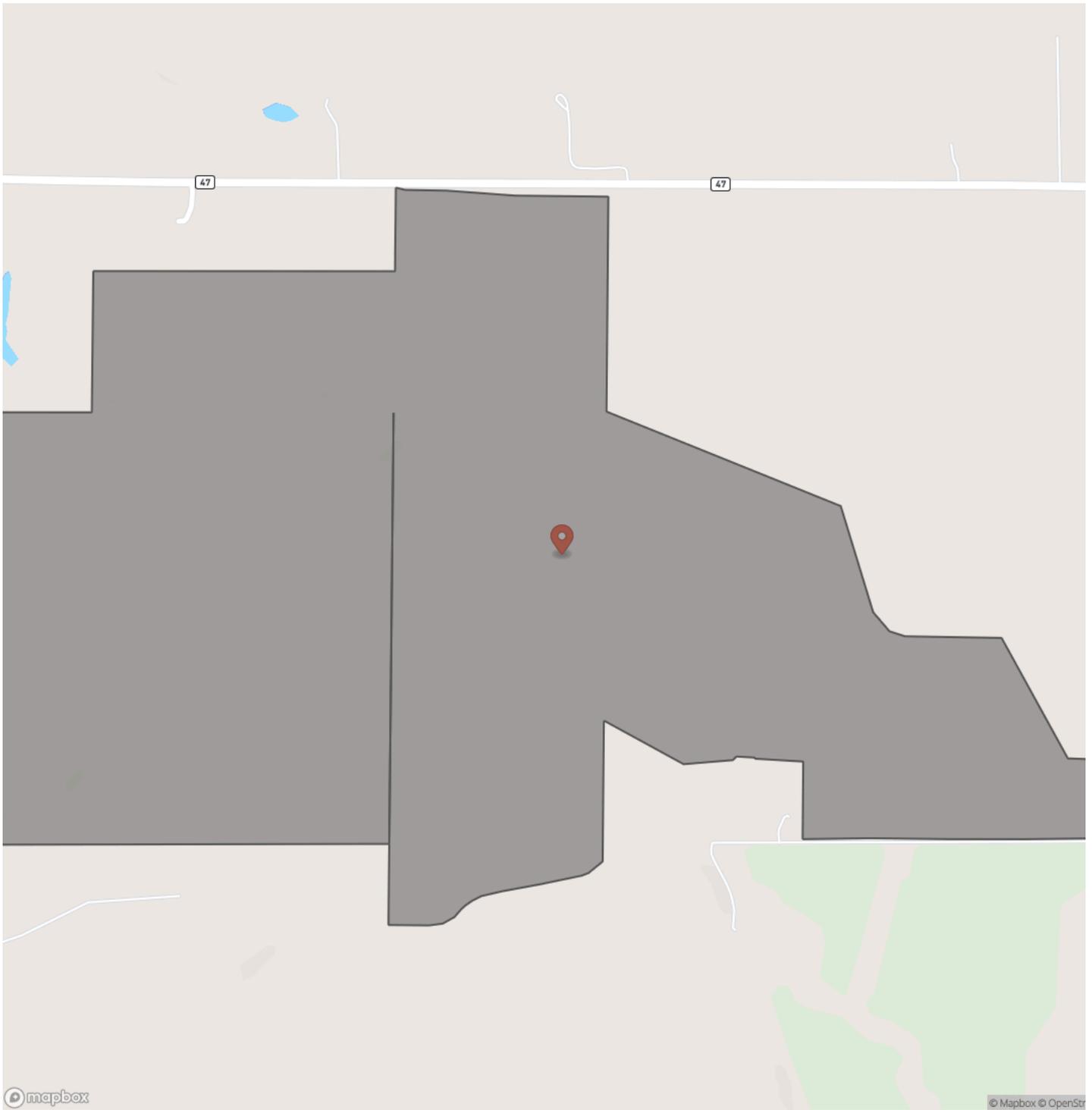
Welcome to this like-new 4-bedroom, 3-bath home on approximately 92 acres, perfectly situated just 4 miles from Fredonia, Kansas. From the moment you turn onto the private drive, you'll appreciate the peaceful seclusion and the beauty of the surrounding countryside. The home features an inviting layout with spacious living areas, a recreation room for entertaining or relaxing, and a large attached 2-car garage. Designed for comfort and functionality, this property offers the best of modern country living. The land is ready for work or play with heavy mixed grasses, three ponds, and full perimeter fencing. A well-maintained pole barn, corral, working pens, alleyway, and hay lot provide everything needed for livestock or a small cattle operation. The terrain is a perfect balance of open pasture and natural cover, attracting abundant wildlife including deer, turkey, and quail. Whether you're looking for a family farm, a private hunting retreat, or simply wide-open space to enjoy, this property checks every box. Conveniently located off blacktop frontage and within an hour and a half of Wichita, this exceptional property offers rural living without sacrificing accessibility. Properties like this are hard to find-don't miss your opportunity to make it yours! Property Highlights Like-new 4-bedroom, 3-bath home 92 +/- acres of productive mixed grasses Blacktop frontage with private drive Pole barn, corral, working pens & alleyway Hay lot and 3 ponds Large attached 2-car garage Spacious recreation room Full perimeter fencing Excellent grazing potential or livestock setup Abundant wildlife - deer, turkey, quail Peaceful rural setting just 4 miles from Fredonia Only 1.5 hours from Wichita! Give me a call! Lets go look!

- Like-new 4-bedroom, 3-bath home
- 92 +/- acres of productive mixed grasses
- Blacktop frontage with private drive
- Pole barn, corral, working pens & alleyway
- Hay lot and 3 ponds
- Large attached 2-car garage
- Spacious recreation room
- Full perimeter fencing
- Excellent grazing potential or livestock setup
- Abundant wildlife – deer, turkey, quail
- Peaceful rural setting just 4 miles from Fredonia
- Only 1.5 hours from Wichita

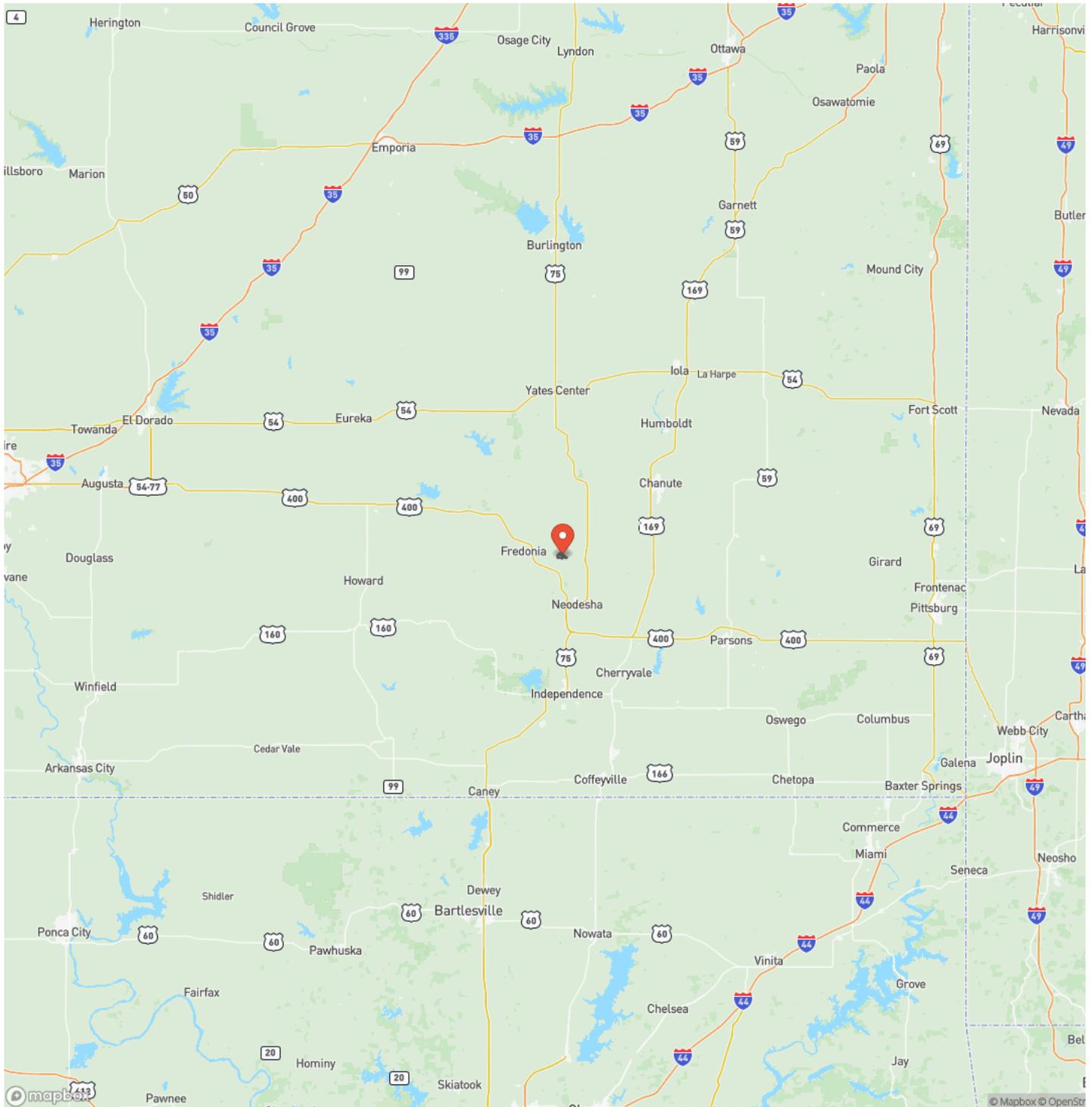
**Set Up Wilson County Kansas Cattle Farm!!!  
Fredonia, KS / Wilson County**



## Locator Map



# Locator Map



## Satellite Map







## **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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