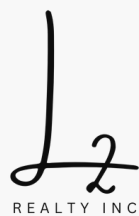


160 Acre Rec/Crop Farm Montgomery County Kansas!
00000 CR 2600
Havana, KS 67347

\$553,000
160± Acres
Montgomery County



160 Acre Rec/Crop Farm Montgomery County Kansas!
Havana, KS / Montgomery County

SUMMARY

Address

00000 CR 2600

City, State Zip

Havana, KS 67347

County

Montgomery County

Type

Hunting Land, Ranches, Farms, Recreational Land, Undeveloped Land

Latitude / Longitude

37.095556 / -95.850682

Acreage

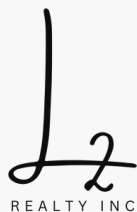
160

Price

\$553,000

Property Website

<https://l2realtyinc.com/property/160-acre-rec-crop-farm-montgomery-county-kansas-montgomery-kansas/54803/>



160 Acre Rec/Crop Farm Montgomery County Kansas! Havana, KS / Montgomery County

PROPERTY DESCRIPTION

Nestled between Independence and Caney, Kansas, this 160-acre farm offers a unique blend of natural beauty and practical amenities. With blacktop frontage on two sides, accessing this versatile property is a breeze.

Half of the farm is currently flourishing with lush wheat fields, ready to yield, while the other half is primed for soybean planting—a perfect balance for farming enthusiasts. But that's just the beginning.

For outdoor enthusiasts, the hilltop timber and varied elevation changes provide an ideal setting for hunting. Picture yourself exploring the woods, tracking deer, spotting wild turkeys, or listening to the call of quails.

Dreaming of building your own home? This farm boasts a potential build site with picturesque views and plenty of space for a custom residence. Additionally, imagine the possibilities of creating a tranquil pond on this expansive landscape—a serene touch to complement its natural allure.

Whether you're seeking a recreational retreat or a productive agricultural investment, this property offers endless potential. Don't miss out on the chance to own a piece of Kansas that harmonizes farming, hunting, and leisure in one captivating location. Located 75 mile from Tulsa, Two hours from Wichita and 40 minutes from Bartlesville it make it a short trip for a weekend hang out spot! Give me a call and Lets go look!

Jamie Reister

jreister@l2realtyinc

*Tillable Ground

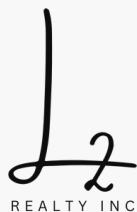
*Some Timber

*Blacktop Frontage

*Elevation Change

*Convient Location

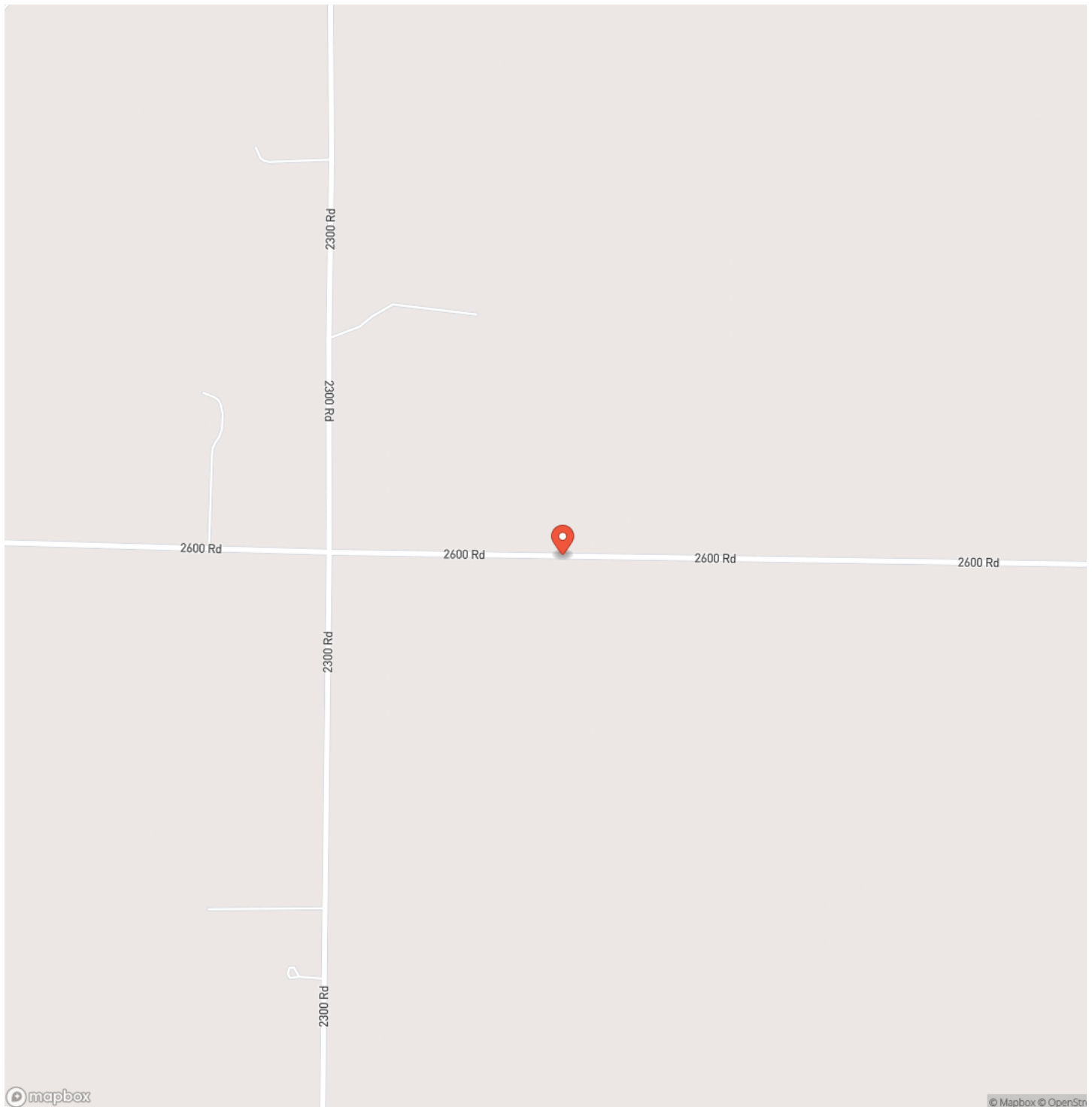
*Possible Build Area



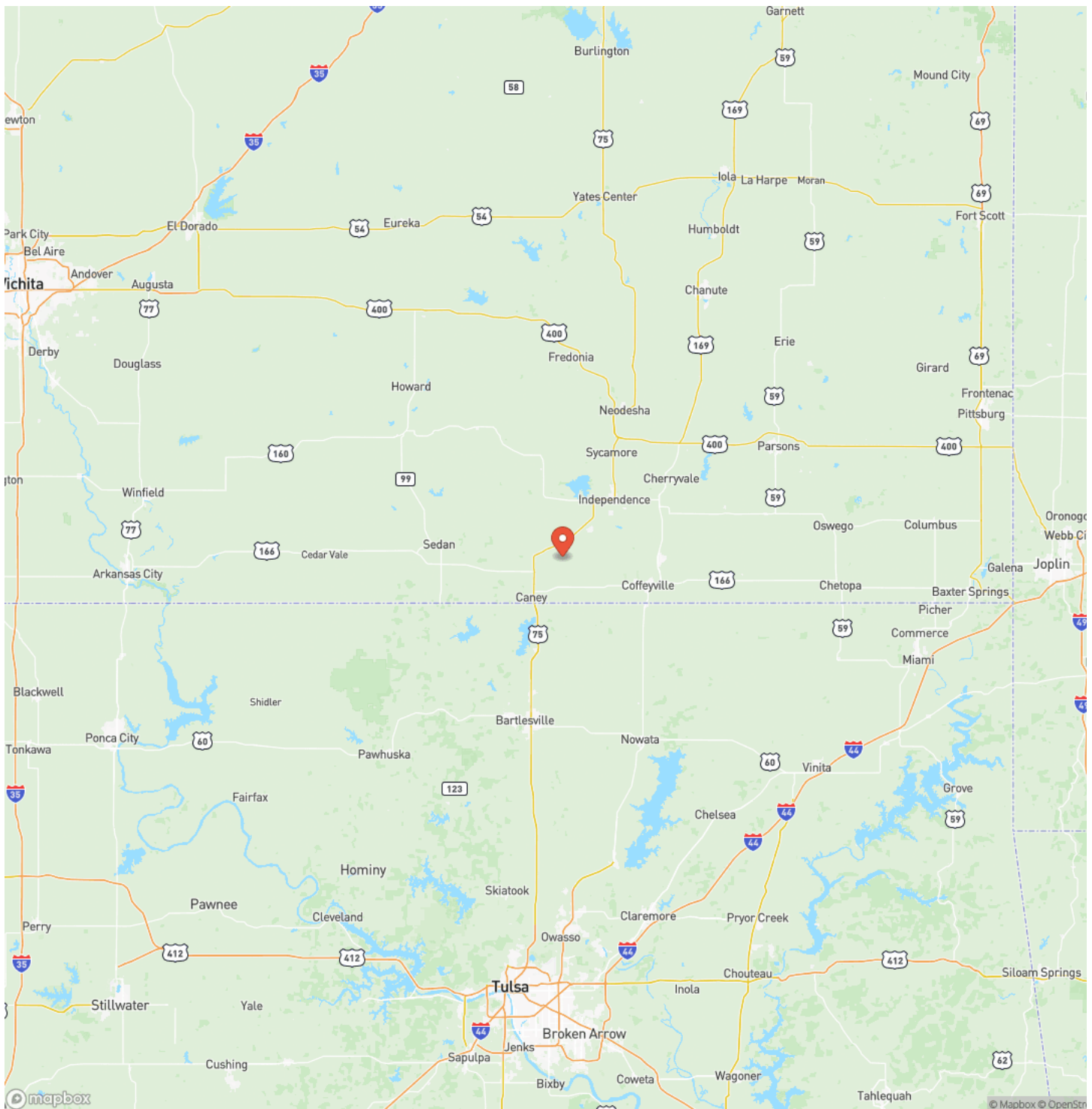
160 Acre Rec/Crop Farm Montgomery County Kansas!
Havana, KS / Montgomery County



Locator Map



Locator Map



Satellite Map



160 Acre Rec/Crop Farm Montgomery County Kansas! Havana, KS / Montgomery County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jamie Reister

Mobile

(620) 330-7522

Email

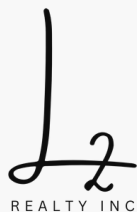
jreister@l2realtyinc.com

Address

City / State / Zip

Independence, KS 67301

NOTES

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MORE INFO ONLINE:

l2realtyinc.com

This image shows a single sheet of white paper with horizontal blue 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.

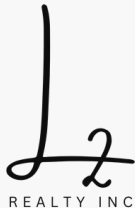


l2realtyinc.com

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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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