

**Your Forever Home**  
574 600 St  
Humboldt, KS 66748

**\$450,000**  
2.900± Acres  
Allen County



**Your Forever Home**  
**Humboldt, KS / Allen County**

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**SUMMARY**

**Address**

574 600 St

**City, State Zip**

Humboldt, KS 66748

**County**

Allen County

**Type**

Residential Property

**Latitude / Longitude**

37.816845 / -95.489138

**Dwelling Square Feet**

1900

**Bedrooms / Bathrooms**

3 / 3

**Acreage**

2.900

**Price**

\$450,000

**Property Website**

<https://l2realtyinc.com/property/your-forever-home-allen-kansas/78253/>



## **PROPERTY DESCRIPTION**

### **Welcome to Your Forever Home - A Custom-Built Oasis Just Outside Humboldt, KS!**

Welcome to your forever home. Prepare to fall in love at first sight with this stunning two-story, custom-built home, nestled on 3 acres of peaceful countryside. Built in 2007 with love and craftsmanship, this home is a true masterpiece, showcasing the owner's passion for fine woodworking and attention to detail. From the rich hardwood floors and artisan-crafted cabinetry to the meticulously detailed trim, every corner of this home exudes quality and character.

As you pull up to this rural oasis, you'll immediately appreciate the fully fenced and gated property, with a beautiful pipe and wire fence and an elegant electronically operated iron gate. Gone are the days of scrambling to open the gate—simply click a remote, and you're in!

The home's large covered porches—spanning both the front and back of the house—invite you to relax and enjoy the surroundings. The front porch overlooks a serene pond and the sprawling 3-acre yard, offering plenty of space for outdoor enjoyment, whether you're hosting family cookouts or enjoying a game of football. The peaceful atmosphere, coupled with frequent visits from hummingbirds, makes this a perfect spot for relaxation and leisure.

On the back side of the home, you'll find a 17' x 11.5' finished bonus building, heated and cooled, that could easily become a man cave, she shed, home office, or craft room. Conveniently located just outside the main living room and kitchen, this space offers quick and easy access for all your activities, rain or shine. Adjacent to the bonus room is the spacious 25' x 31.5' two-car garage, providing direct access to the home for convenience.

The main floor features two bedrooms and two bathrooms, all with original hardwood floors (except for the carpeted master bedroom). Both bathrooms are outfitted with beautiful granite countertops. The open-concept living area includes a spacious kitchen with a large granite island and countertops that flow seamlessly into the living room, creating an ideal space for cooking and socializing.

Upstairs, you'll find two additional bedrooms and a full bathroom. One of the bedrooms offers the flexibility to be used as a bedroom, office, game room, or bonus space. The full basement is ready to be transformed into additional living space, with endless possibilities for bedrooms, an office, or a craft room.

Just when you think you've seen it all, you'll be captivated by the 100' x 40' finished shop, offering unmatched space and potential. Insulated with concrete floors, this shop is perfect for workshops, storage, or fulfilling any hobbyist's dream. The two roll-up doors allow for easy drive-through access, making it perfect for RVs, boats, or equipment. In the northeast corner of the shop, you'll find a heated and cooled living quarters with a bathroom and shower—ideal for use as an office or guest room.

This exceptional property is just minutes away from the thriving town of Humboldt, KS, which was recently named one of the *New York Times*' 52 Places for a Changed World. Humboldt offers an array of delightful dining spots such as Honeybee Bruncherie, Cozy's Grindhouse, and TJ's H&H Family Diner. Enjoy a cup of coffee at Octagon City Coffee Co or unwind with a drink at Stick's Golf Lounge, The Hitching Post, or Union Works Brewing Co. Humboldt's vibrant downtown offers shopping, fitness activities, and a sense of community that is energizing. Take advantage of the local boutiques, recreational centers, and the revitalized business district, while benefiting from an excellent school system.

If you're looking for your forever home with peace, privacy, and endless possibilities, look no further. Schedule your private tour today, and experience the charm and warmth of this extraordinary property.

Call Preston Frazell for a private showing at [620-363-1345](tel:620-363-1345) or email at [pfrazell@L2realtyinc.com](mailto:pfrazell@L2realtyinc.com).

#### **Features and Highlights:**

3 Bedroom 3 Bath Custom built home in 2007

Located 2 miles west of Historic and nationally recognized Humboldt, KS

**MORE INFO ONLINE:**

**[L2realtyinc.com](http://L2realtyinc.com)**

Large unfinished basement

Piped and wired fence surrounding the property with an electronic locked gated entrance

31.5' x 25' two car garage

17' x 11.5' finished bonus building heated and cooled

100' x 40' insulated shop with living quarters and 2 roll up doors

Pond with wooden dock

2 miles west of Humboldt, KS

113 miles from Kansas City, KS

116 miles from Wichita, KS

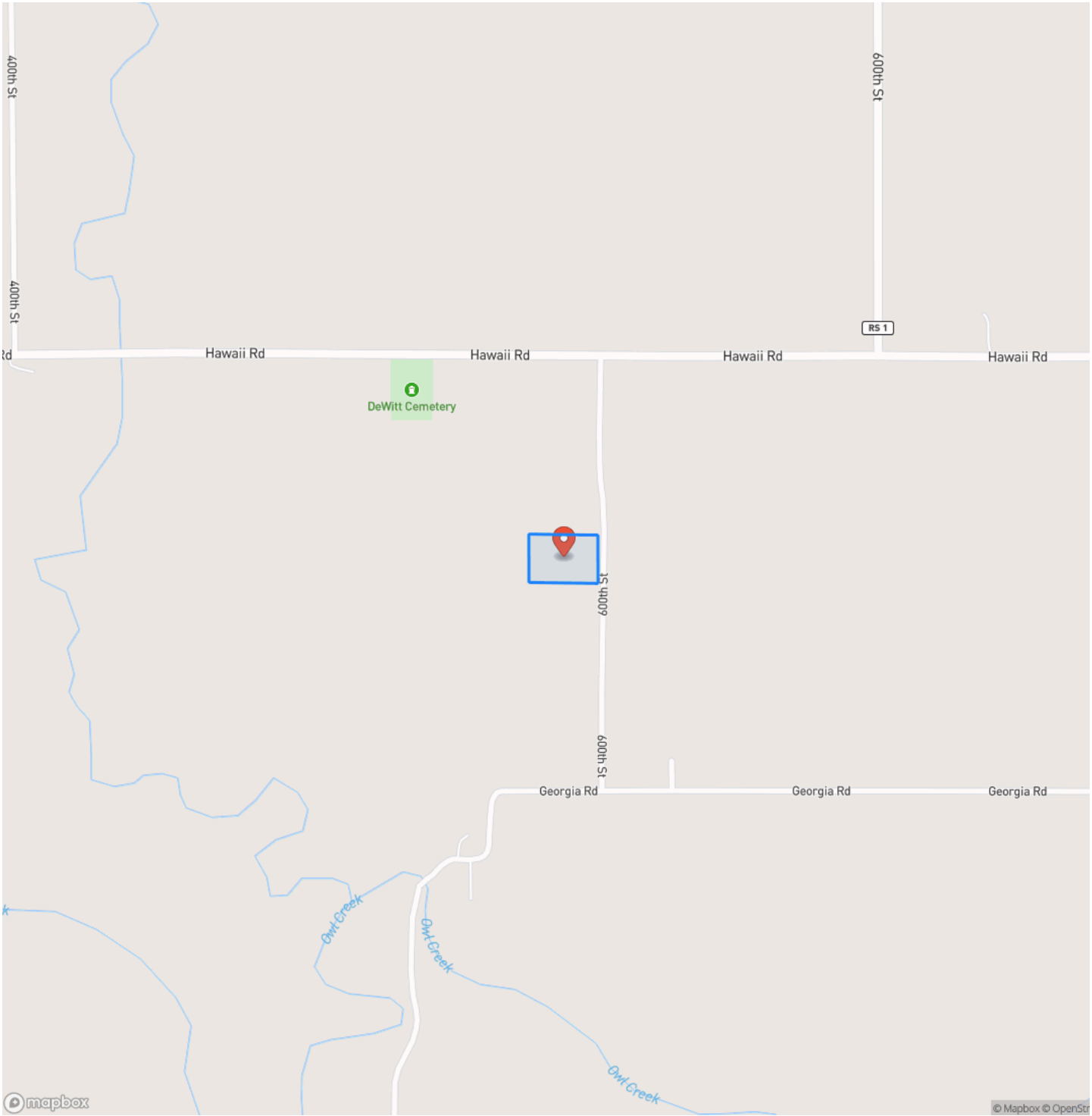




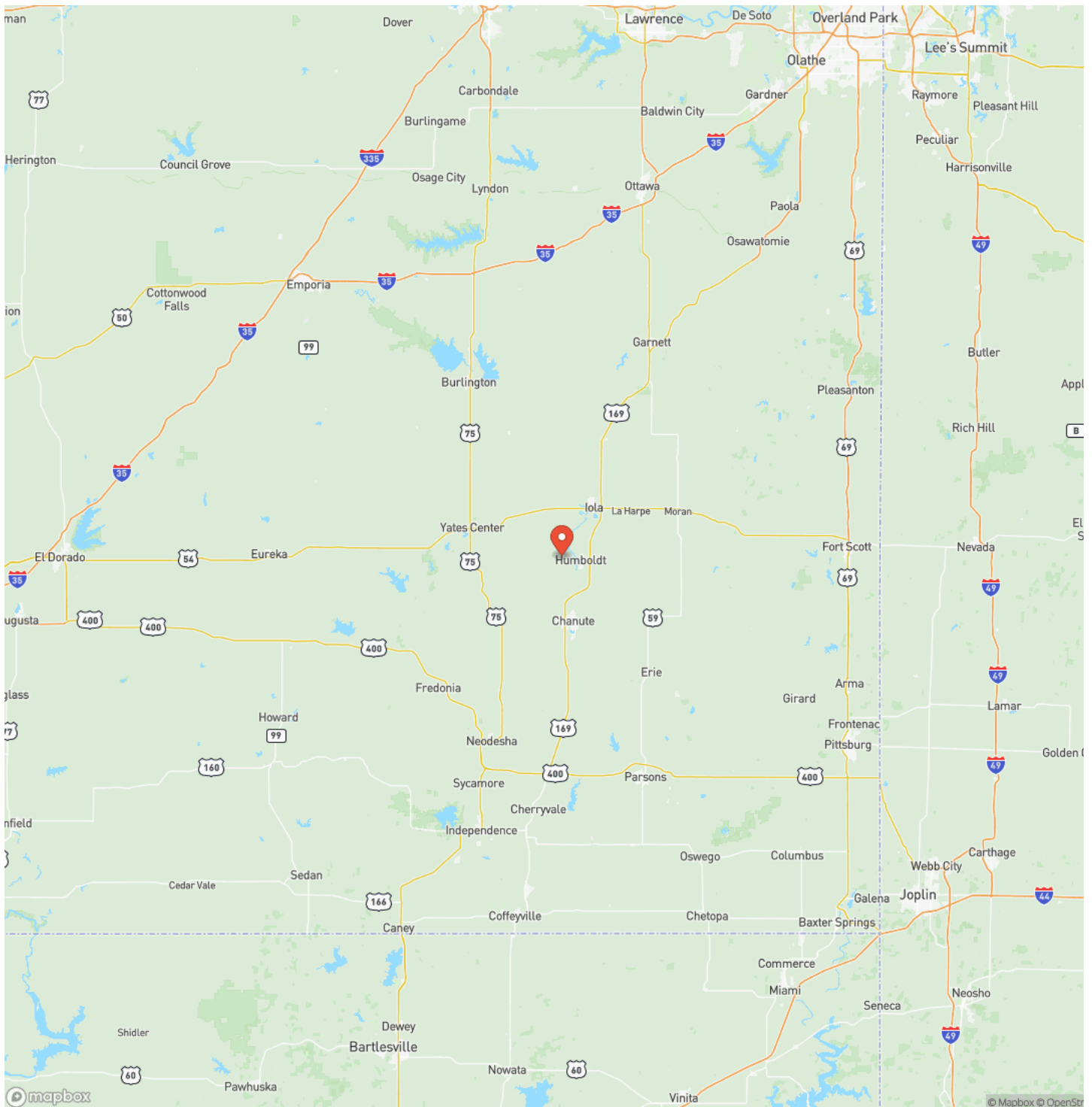
Your Forever Home  
Humboldt, KS / Allen County



# Locator Map



## Locator Map





Satellite Map





## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Preston Frazell

## Mobile

(620) 363-1345

## Email

pfrzell@l2realtyinc.com

**Address**

City / State / Zip

## NOTES

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## 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.



**L2realtyinc.com**

## **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.





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