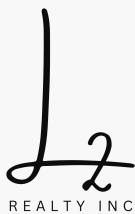


**Serene Independence Retreat: 38 Acres with Hunting,
Trails & Ponds**
6002 CR 3950
Independence, KS 67301

\$275,000
38.420± Acres
Montgomery County



Serene Independence Retreat: 38 Acres with Hunting, Trails & Ponds
Independence, KS / Montgomery County

SUMMARY

Address

6002 CR 3950

City, State Zip

Independence, KS 67301

County

Montgomery County

Type

Residential Property

Latitude / Longitude

37.343555 / -95.699474

Dwelling Square Feet

1792

Bedrooms / Bathrooms

3 / 2

Acreage

38.420

Price

\$275,000

Property Website

<https://l2realtyinc.com/property/serene-independence-retreat-38-acres-with-hunting-trails-ponds-montgomery-kansas/42345/>



Serene Independence Retreat: 38 Acres with Hunting, Trails & Ponds

Independence, KS / Montgomery County

PROPERTY DESCRIPTION

If you have been dreaming of owning a home with acreage that offers privacy and recreational opportunities, look no further. This 3 bedroom manufactured home was built in 1997 and is nestled on a 38-acre property, allowing you to escape the hustle and bustle of city life and immerse yourself in the tranquility of nature.

Step inside and be greeted by an inviting open living area, perfect for entertaining and hosting gatherings. The kitchen boasts a small island that is ideal for meal prep. There is a great amount of cabinet space, making it easy to organize your kitchen. A fireplace in the living room is a focal point and creates a warm and inviting atmosphere.

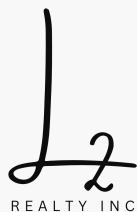
With 3 bedrooms and 2 full baths, this home offers plenty of space. The primary suite features a bathroom with a newer vanity and a luxurious soaker tub, providing a refreshing space to relax and unwind. While the separate shower may need replacing, the potential for customizing it to your liking is endless. All of the bedrooms include large closets, providing ample storage space for your belongings.

A small shed with a pull-up garage door is located behind the house, perfect for storing your tools and equipment, including your trusty lawn mower. The ramps on the garage can be negotiable, but might not stay. Additionally, a carport offers shelter for your vehicles, protecting them from the elements.

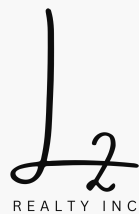
Venture outside and explore the vast 38 acres of land that surrounds the home. Here, you will encounter an abundance of wildlife, including white-tailed deer, wild turkeys, backyard birds, squirrels, and cotton-tailed rabbits. Enjoy sitting on the covered front porch and watching the wildlife in your own front yard. You might even see an owl or two! This rural property offers a network of well-cut trails, boasts a rich tapestry of established trees and features two serene ponds. Whether you're an avid hiker, hunter, or simply looking for a peaceful stroll, the trails allow you to immerse yourself in nature without difficulty.

This property truly offers the best of both worlds - the comfort of a well-maintained manufactured home and the freedom to live surrounded by the beauty of nature. Don't miss this incredible opportunity to own a rural retreat. Schedule your private tour by calling Sara Kattenberg at [918.841.4246](tel:918.841.4246) and envision the life of tranquility that awaits you in Independence, KS.

- 1997 Manufactured home
- 38+/- Acre property
- 3 Bedrooms
- 2 Bathrooms
- Fireplace
- Detached shed/garage
- Carport
- Mature trees
- Established trails
- 2 Ponds
- Hunting opportunities
- Abundant wildlife



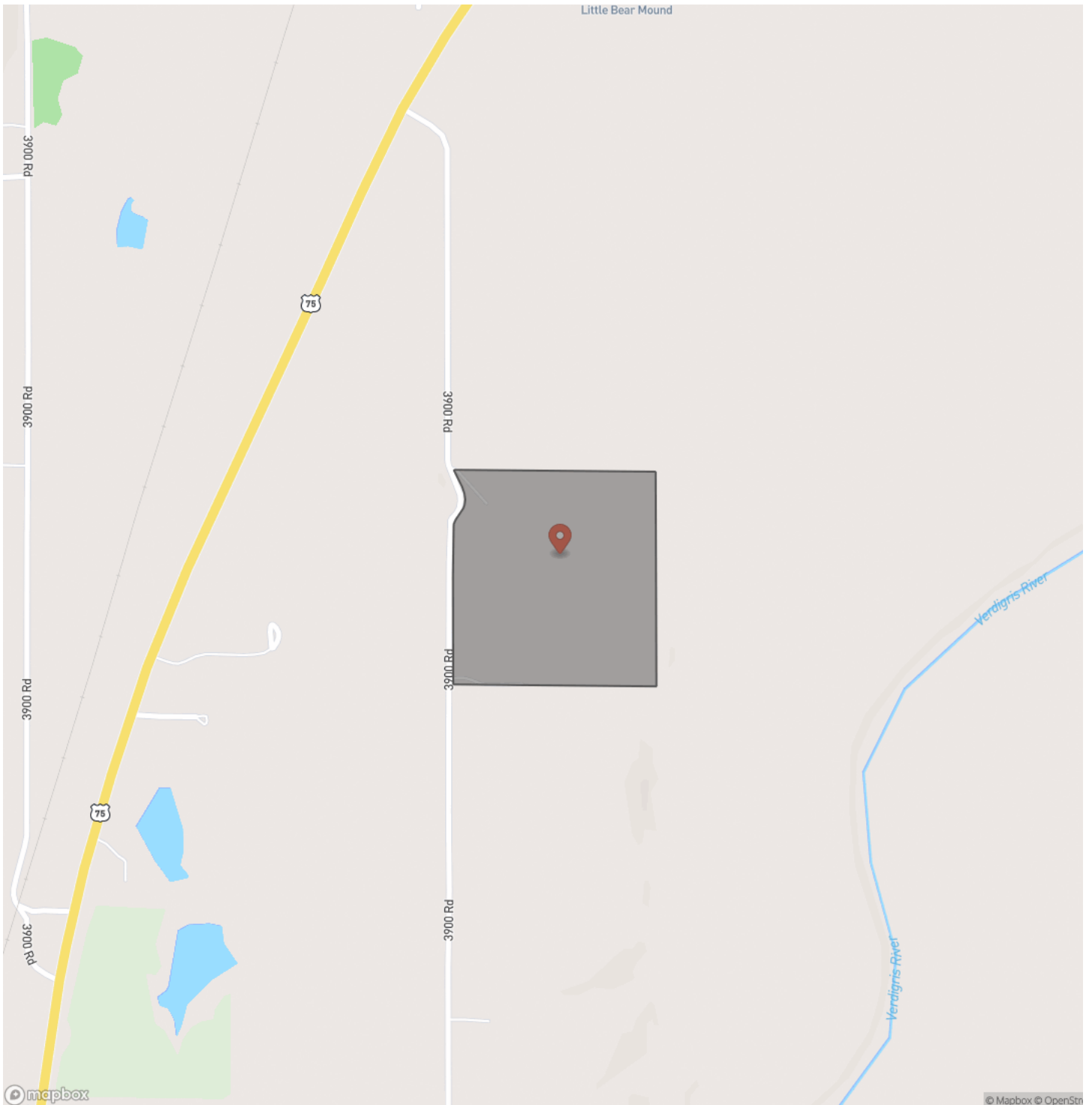
- 2 hours away from Wichita and Tulsa, OK



Serene Independence Retreat: 38 Acres with Hunting, Trails & Ponds
Independence, KS / Montgomery County

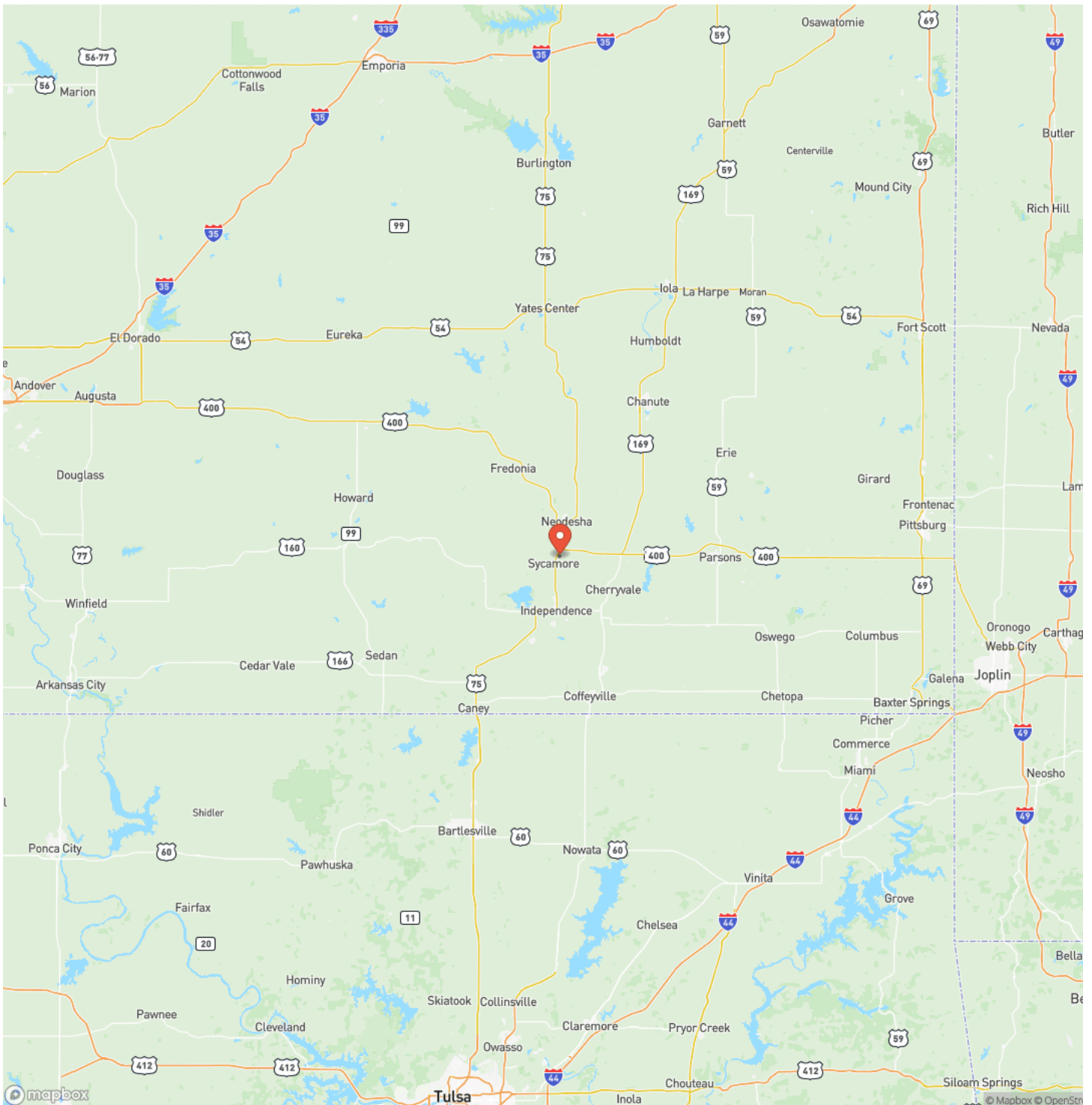


Locator Map



Serene Independence Retreat: 38 Acres with Hunting, Trails & Ponds
Independence, KS / Montgomery County

Locator Map



Satellite Map



Serene Independence Retreat: 38 Acres with Hunting, Trails & Ponds

Independence, KS / Montgomery County

LISTING REPRESENTATIVE

For more information contact:



Representative

Sara Kattenberg

Mobile

(918) 841-4246

Email

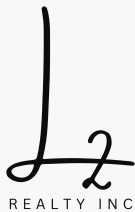
skattenberg@l2realtyinc.com

Address

City / State / Zip

Cherryvale, KS 67335

NOTES

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MORE INFO ONLINE:

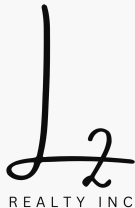
l2realtyinc.com

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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.



L2 Realty, Inc - Land and Lifestyle Properties

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Independence, KS 67301

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