

264± Acres of Tillable & Pasture Land | South of
Arlington
0000 Parallel Rd
Arlington, KS 67514

264.220± Acres
Reno County



264± Acres of Tillable & Pasture Land | South of Arlington Arlington, KS / Reno County

SUMMARY

Address

0000 Parallel Rd

City, State Zip

Arlington, KS 67514

County

Reno County

Type

Undeveloped Land, Farms

Latitude / Longitude

37.818891 / -98.17809

Taxes (Annually)

655

Acreage

264.220

Property Website

<https://l2realtyinc.com/property/264-acres-of-tillable-pasture-land-south-of-arlington-reno-kansas/87109/>



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PROPERTY DESCRIPTION

This 264± acre farm is located 4 miles south of Arlington, Kansas, with blacktop frontage on the north boundary and Highway 11 just a half mile to the west. The property is a mix of tillable farmland and pasture ground, offering a practical opportunity for farmers and ranchers looking to expand their operation. It sits just 26 miles from Hutchinson and 17 miles from Kingman, providing convenient access to local markets and services.

FSA records show 186.17 acres of tillable land, made up primarily of class 2 and class 3 soils, with a strong presence of Nash Silt Loam. The NCCPI rating for the farm is 42. This ground has supported typical regional crops such as alfalfa, soybeans, and wheat. The balance of the acreage — approximately 65± acres — is in native grass pasture. The pasture was recently cleared of plum thickets and has a newer barbed wire fence around it, built within the last five years. A solar-powered well provides a reliable water source for livestock as well as a small watering hole/pond.

The pasture includes a series of rolling hills that give the property a clean, open look and make for an attractive setting. In addition to agricultural use, the property provides some hunting opportunities. The southern edge offers a good spot for deer hunting, especially with neighboring properties having good cover to support deer populations. Bobwhite quail are also present and can be found in the treelines along the field edges.

Seller will remove cattle from pasture by November 1st, 2025. Buyer will have immediate possession on the tillable acreage.

This property will be offered through a hybrid auction format on September 18th, 2025. The live auction will begin at 6:00 PM at the Pleasantview Activity Center, located at 5015 S Dean Rd, Hutchinson, KS 67501. Online bidding will open September 15th at 8:00 AM. Bidders will have the opportunity to participate in person or online, whichever suits them best.

Contact the Listing Agent, Trevor Stoll, to schedule your private showing before the auction. Please review the full auction terms below.

Trevor Stoll - [\(620\)960-4555](tel:(620)960-4555)

Property Features

- 264± total acres
- 186.17 FSA acres of tillable ground
- Class 2 & 3 soils, primarily Nash Silt Loam
- 65± acres of pasture
- Good fence
- Solar well
- Hunting opportunities
- Blacktop frontage
- 0.5 mile from Highway 11
- 26 miles to Hutchinson, KS
- 17 miles to Kingman, KS
- Minerals convey

Auction Details:

- **Hybrid Auction:** Live & Online
- **Live Auction Date:** September 18th, 2025 at 6:00 PM
- **Location:** Pleasantview Activity Center, 5015 S Dean Rd, Hutchinson, KS 67501
- **Online Bidding Opens:** September 15th, 2025 at 8:00 AM

Auction Terms

ONLINE & LIVE. Online bidding will open at 8:00 AM on September 15th, 2025 and the live auction will begin at 6:00 PM on September 18th, 2025. Bidding will be conducted via online, by phone, or in person. Download our app "L2 Realty Auctions" or go to <https://l2realtyinc.bidwrangler.com/ui> to keep up and place bids. The auction will conclude upon closing of the live bidding.

NO buyer's premium. Closing fee and title insurance fee will be split 50/50 between seller and buyer.

The property is selling subject to a reserve.

Bids submitted shall be "firm bids" available for seller's acceptance and without contingencies. Interested buyers need to view the property prior to the date of the auction and have financing approval along with any inspections performed prior to bidding.

Final sales price will be calculated by 264 (acreage) times the final bid price.

Upon acceptance of a bid by seller, the real estate contract will be provided by the seller's agent to the successful bidder promptly, and the termed contract shall be executed by the successful bidder and tendered to seller's agent within 24 hours of the close of the auction. The earnest deposit in the amount of 10% of the final sale price will be tendered to Kansas Secured Title within five 5 days of notification and acceptance. Remaining balance due at the time of closing.

Closing of the sale bid purchase will be conducted on or before October 20th, 2025 at where time seller shall deliver possession.

Selling subject to easements, restrictions, roadways and rights of way. Preliminary title work included.

Boundary property lines pictured are approximated for reference only. There will be no guarantee on any fence or property lines as the selling is of the legal description only.

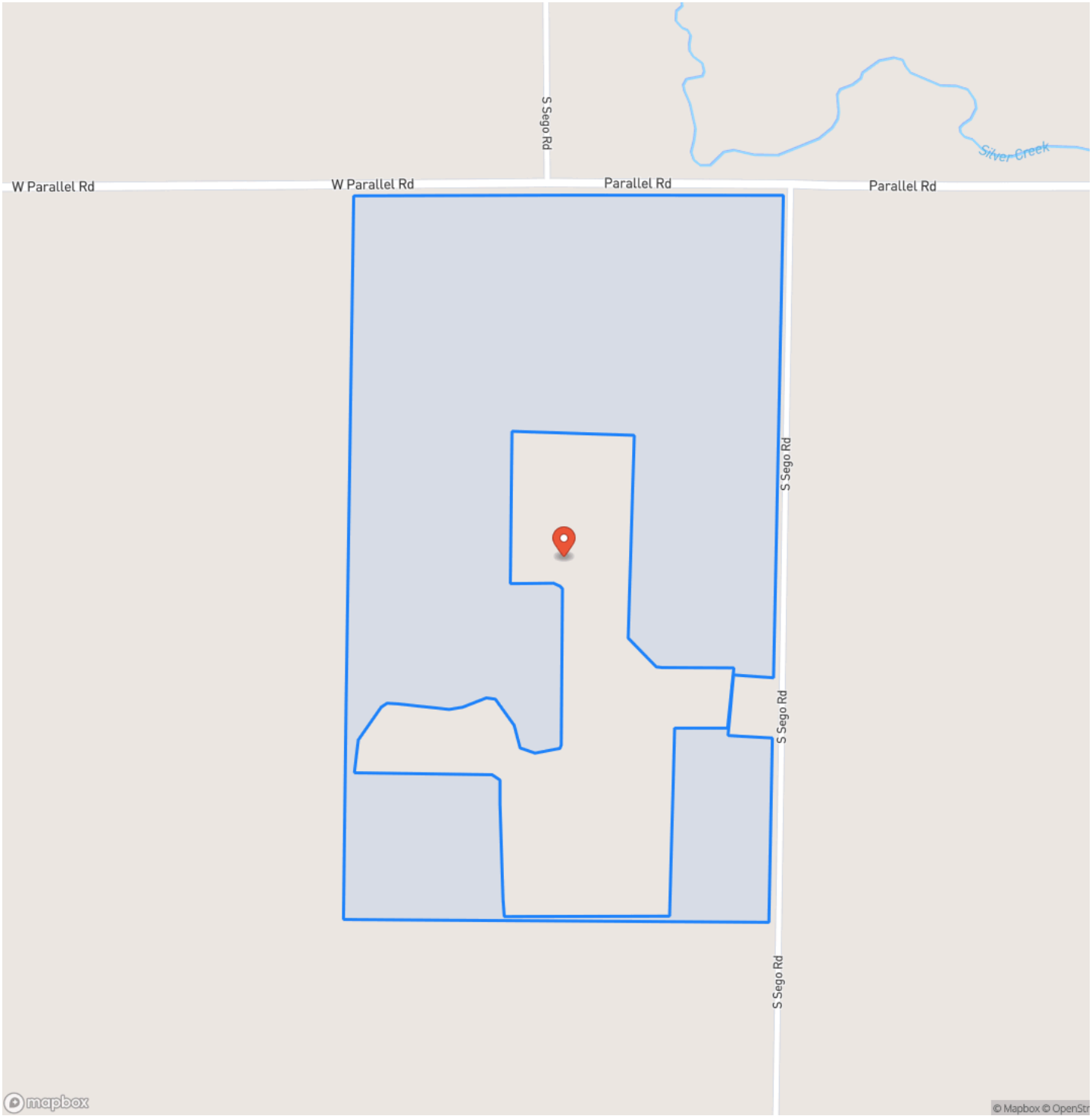
Property is selling "as is" condition and is accepted by the buyer without any expressed or implied warranties.

All terms announced the day of the auction take precedence over any other advertising

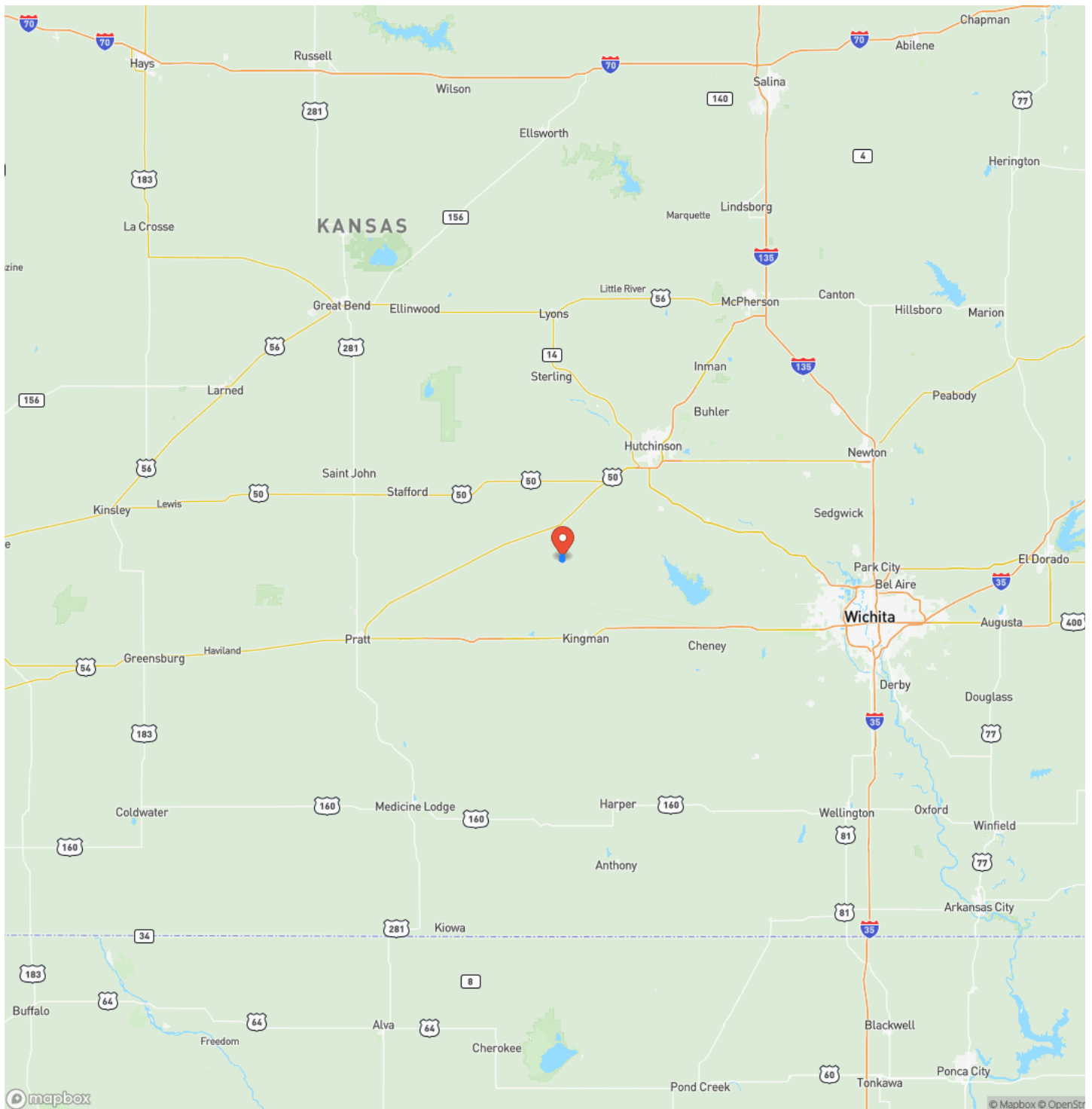
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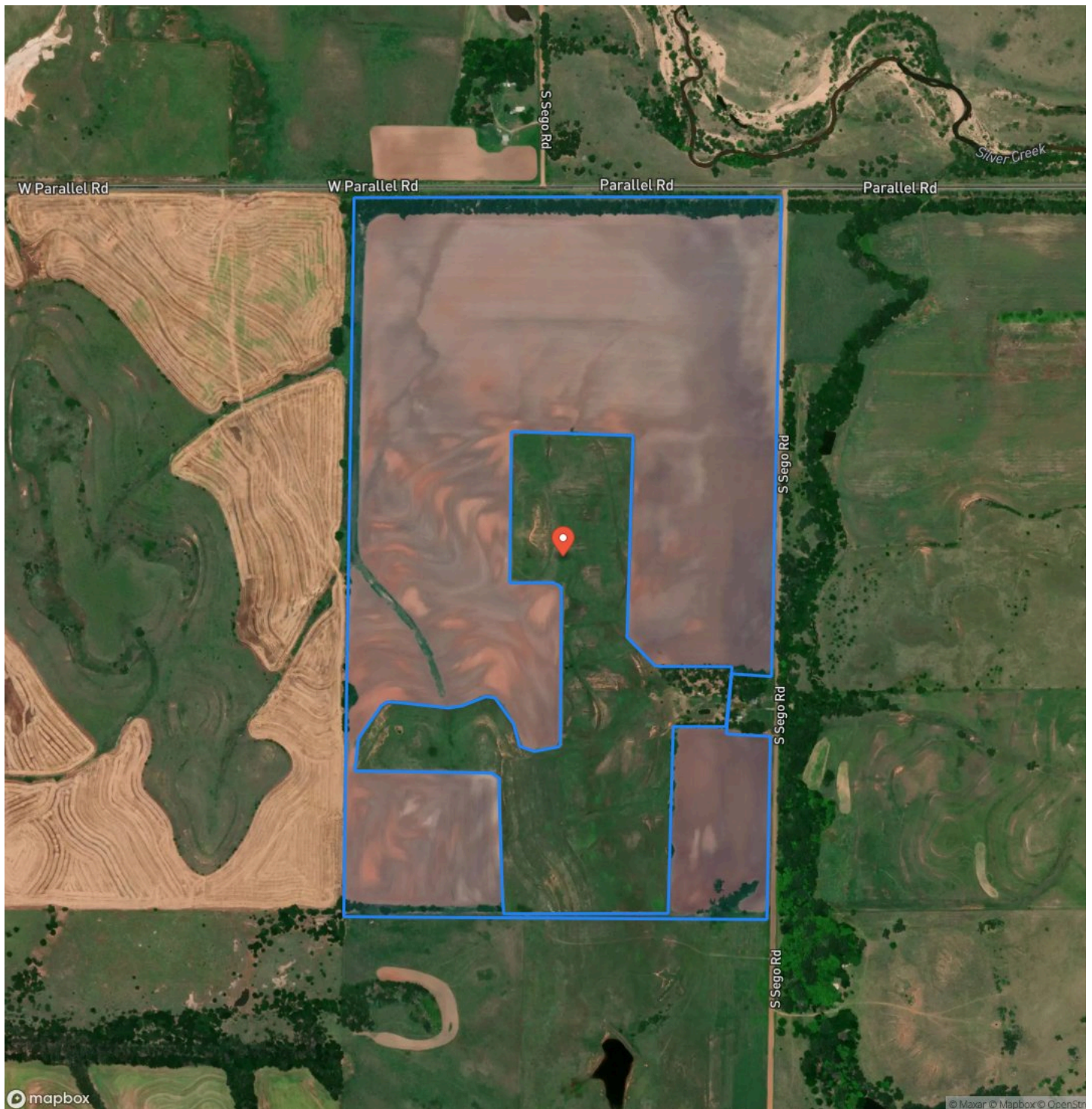
Locator Map



Locator Map



Satellite Map



**264± Acres of Tillable & Pasture Land | South of Arlington
Arlington, KS / Reno County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Trevor Stoll

Mobile

(620) 960-4555

Email

tstoll@l2realtyinc.com

Address

City / State / Zip

NOTES

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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

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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