
**Auction! 3 Bed-2 Bath Home & Personal Property In
Great Bend, Kansas
1111 Roxanne Drive
Great Bend, KS 67530**

**0.860± Acres
Barton County**



Auction! 3 Bed-2 Bath Home & Personal Property In Great Bend, Kansas

Great Bend, KS / Barton County

SUMMARY

Address

1111 Roxanne Drive

City, State Zip

Great Bend, KS 67530

County

Barton County

Type

Residential Property

Latitude / Longitude

38.363397 / -98.820333

Taxes (Annually)

2618

Dwelling Square Feet

1421

Bedrooms / Bathrooms

3 / 2

Acreage

0.860

Property Website

<https://redcedarland.com/detail/auction-3-bed-2-bath-home-personal-property-in-great-bend-kansas-barton-kansas/86512/>



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PROPERTY DESCRIPTION

AUCTION – 3 Bed, 2 Bath Home + Personal Property Great Bend, Kansas

Auction Location:

1111 Roxanne Drive, Great Bend, KS 67530

Auction Date & Time:

Saturday, September 13th at 11:00 AM CST (Viewing opens at 9:00am)

Auction begins with the residence. Personal property to follow immediately after.

To view the personal property list [Click here.](#)

Property Overview:

Don't miss your chance to own this well-maintained home located on the western edge of Great Bend. Built in 1951, this charming **3 bedroom, 2 bathroom ranch-style home** offers **1,421 sq ft** of living space and sits on **nearly a full acre**.

- **Exterior:** Yellow brick with a coated steel roof
 - **Water Supply:** 2 separate water wells
 - One for household use
 - One for the **in-ground sprinkler system** (front & back yards)
 - **Scenic Backyard:** Enjoy privacy with nothing but open ag fields behind you
-

Additional Improvements:

The northern portion of the lot features multiple **steel-sided storage sheds**, all with sliding doors. The **main shed was formerly used as an airplane hangar**, offering wide doors ideal for storing:

Boats
Vehicles
Equipment
Trailers

Plenty of space for hobbies, home business use, or additional storage needs!

Key Features:

- 3 Bedrooms / 2 Bathrooms
- 1,421 Sq Ft
- Nearly 1 Acre Lot



- 2 Water Wells
 - Sprinkler System
 - Steel Roof
 - Multiple Sheds & Former Airplane Hangar
 - Quiet, Edge of Town Location
-

Open House / Viewing:

Thursday, September 4th from 5:00 PM – 7:00 PM

For More Information or to Schedule a Private Showing:

Agent: Cody Crook – [\(620\) 617-7320](tel:6206177320)

Auctioneer: Mike Neidens – [\(620\) 793-0383](tel:6207930383)

Auction Terms & Conditions:

10% earnest money down day of sale on the residence. Closing shall be with Security 1st Title 30 days from auction date. Buyer shall receive possession upon closing. Taxes shall be prorated to the date of the closing. Title and closing costs shall be split 50/50 between seller & buyer. All real estate and personal property shall be sold as is where is with no warranties or gaurantees. All real estate is selling subject to any easements or surveys. Real estate is not selling subject to any inspections or bank approval. Real estate shall be sold with no disclosure statements. The seller has elected to have live & phone bidding only. Red Cedar Land Co. is representing the seller as a sellers agent. The residence & personal property are selling absolute with no reserve.

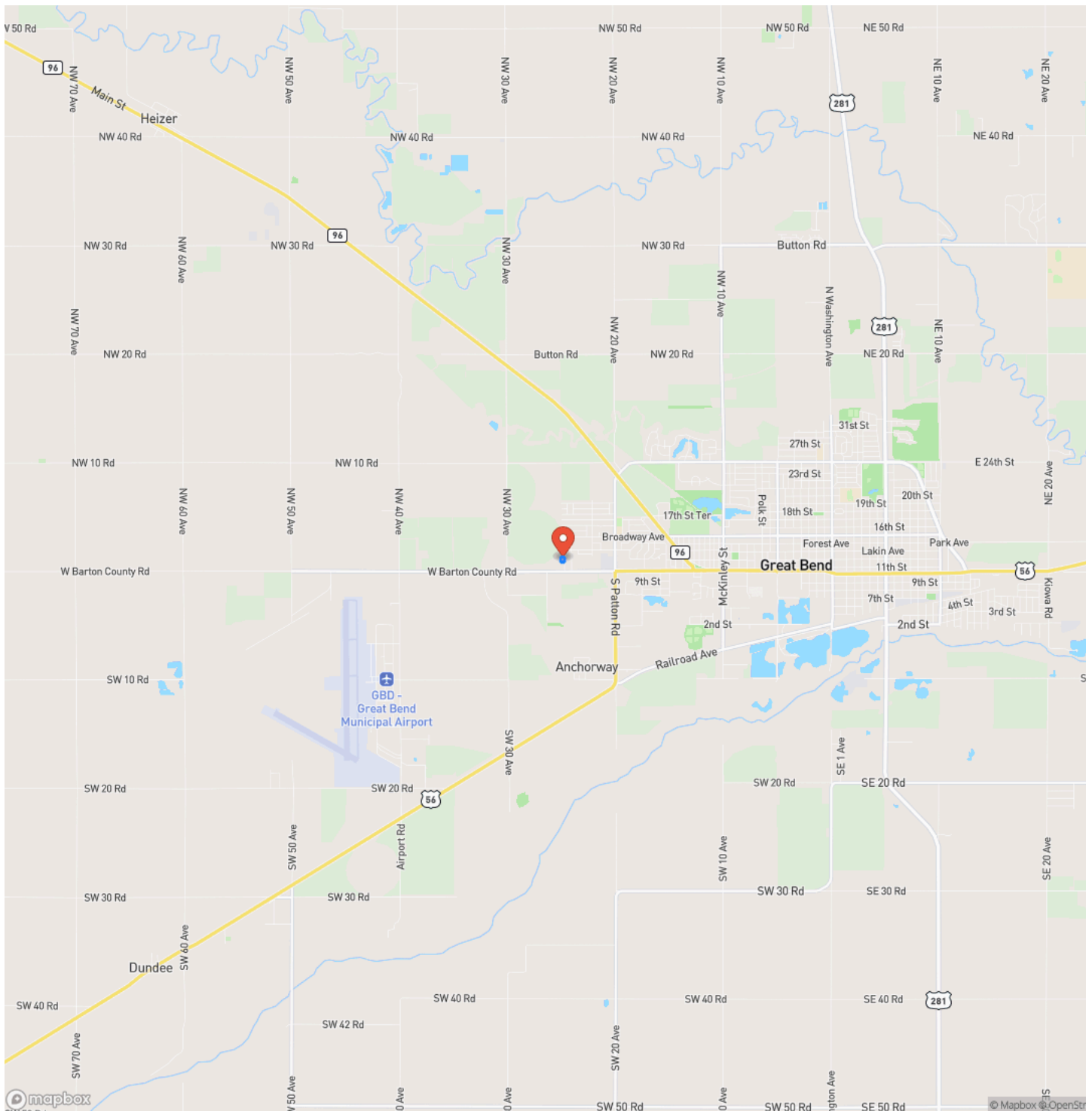
All personal property must be paid for on the day of sale.

Any announcements made day of sale shall take precedence over any other advertised material.



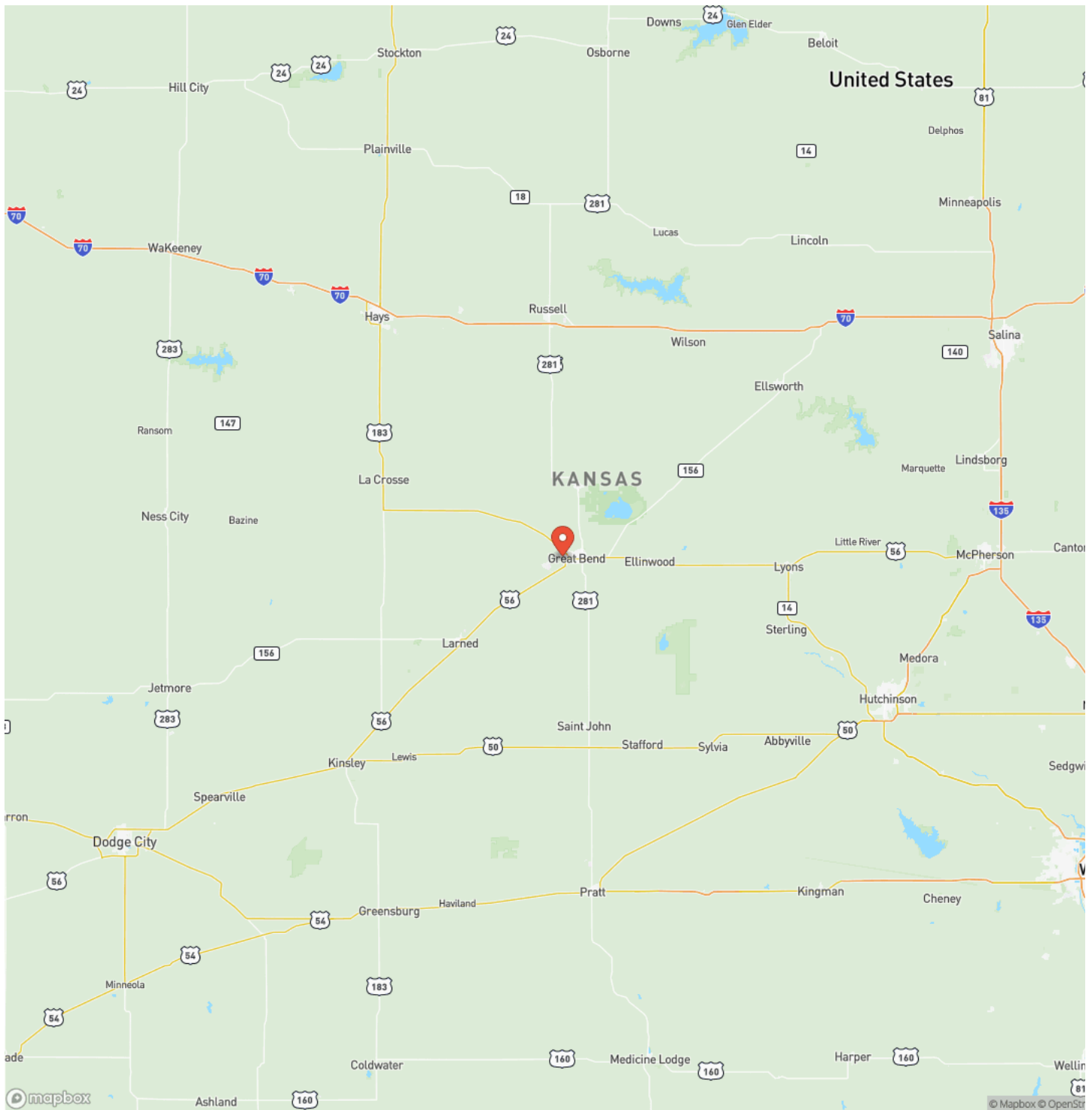
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Locator Map



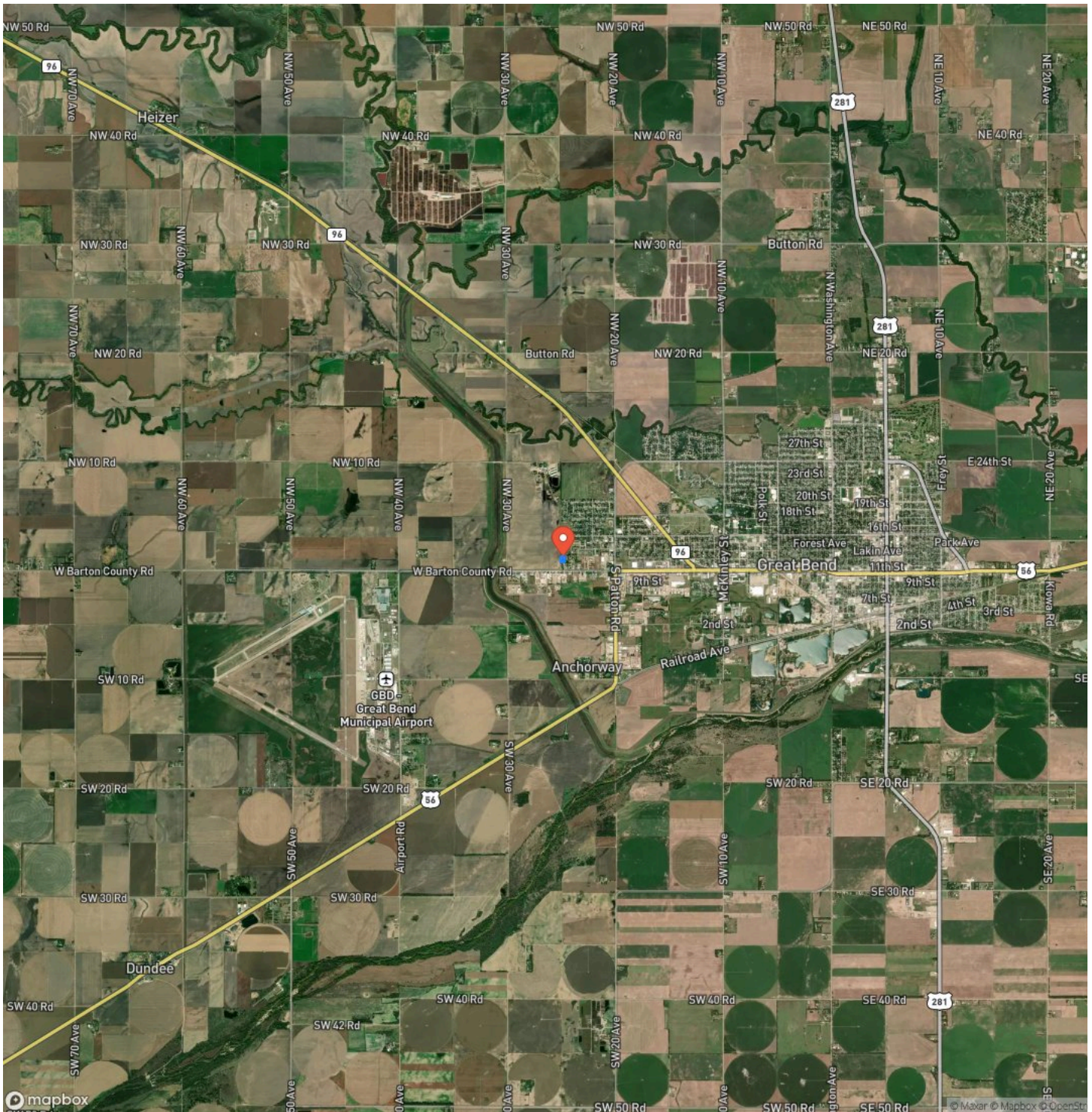
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Great Bend, KS / Barton County

Locator Map



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Great Bend, KS / Barton County

Satellite Map



Auction! 3 Bed-2 Bath Home & Personal Property In Great Bend, Kansas

Great Bend, KS / Barton County

LISTING REPRESENTATIVE

For more information contact:



Representative

Cody Crook

Mobile

(620) 617-7320

Office

(620) 377-5022

Email

cody@redcedarland.com

Address

City / State / Zip

NOTES

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.

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.



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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.



Red Cedar Land Co.
2 NE 10th ave
Saint John, KS 67576
(620) 546-3746
redcedarland.com

