

Online Auction! 157+/- Acres of Tillable and Pasture in
Decatur County, KS
00000 Z Lane
Norcatur, KS 67653

157± Acres
Decatur County



MORE INFO ONLINE:

redcedarland.com

**Online Auction! 157+/- Acres of Tillable and Pasture in Decatur County, KS
Norcatur, KS / Decatur County**

SUMMARY

Address

00000 Z Lane

City, State Zip

Norcatur, KS 67653

County

Decatur County

Type

Farms, Ranches

Latitude / Longitude

39.932893 / -100.295553

Acreage

157

Property Website

<https://redcedarland.com/detail/online-auction-157-acres-of-tillable-and-pasture-in-decatur-county-ks/decatur/kansas/98380/>



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PROPERTY DESCRIPTION

Online Auction! 157+/- Acres | Tillable, Pasture & Water in Decatur County, Ks.

Auction Details: Online bidding will open Sun. March 1st, 2026 at 5pm (Central Time) and conclude on Fri. March 6th, 2026 at 5 pm (Central Time) with a soft close.

Legals: SE/4 of 25-T1s-R27w.

To Register to Bid Online: [Click Here!](#)

Looking for productive land in Northwest Kansas? This 157+/- acre property in Decatur County offers a perfect mix of farming and grazing opportunities.

The tract includes 40+/- acres of tillable ground to boost your ROI, with the balance dedicated to high-quality pasture. It is fully fenced and ready for cattle on day one. Water is abundant with two established ponds and a low-maintenance solar water well already installed. This is a low-overhead, high-utility piece of land that is hard to find.

Key Features:

- 40+/- Acres Tillable
- 117+/- Acres Fenced Pasture
- 1 Solar Water Well
- 2 Stock Ponds
- 10 Minutes From Norcatur
- 20 Minutes From Oberlin

For all property inquiries contact listing agent Konnor Hickel at 620.992.7075

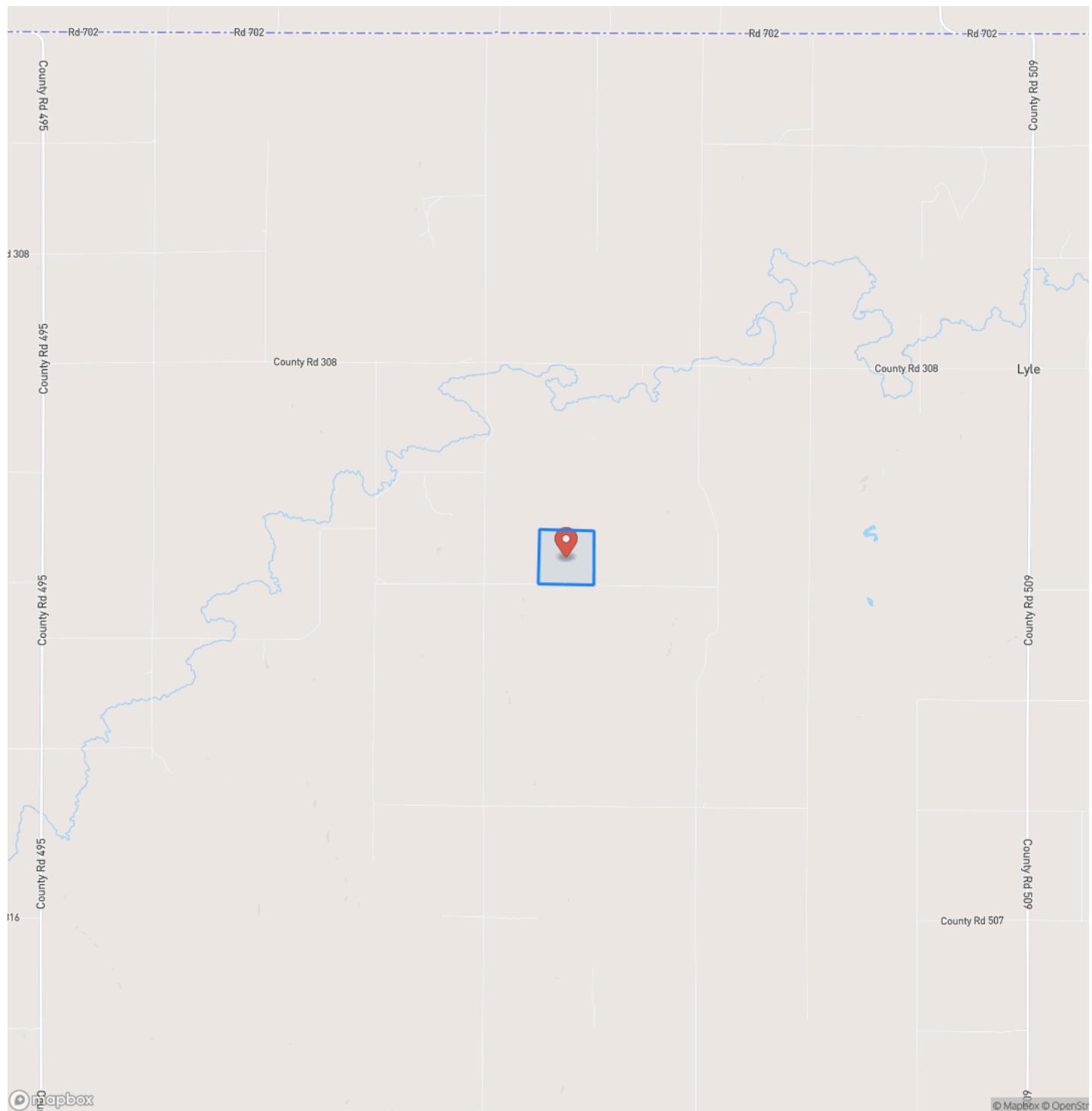
Terms and Conditions: No Buyers Premium. Bidding will be by the acre, final bid times 157 to determine the contract price. Bidders must be preapproved with their lender, if applicable, prior to registering. Registered bidders will be contacted by a representative of the auction company for proof of funds/preapproval. Winning bidder must enter into a purchase contract no later than 5pm (CST) March 7th, 2026. 10% earnest money deposit due within 24 hours with the remaining balance due in certified funds at closing. Closing shall be with Decatur County Title-Abstract on or before 30 days from auction date. Taxes shall be prorated to the date of closing. Title and closing costs shall be split 50/50 between the Buyer and Sellers. All real estate shall be sold in its present as is, where is condition without any expressed or implied warranties or guarantees from the Sellers or Red Cedar Land Co. All inspections and verifications should be handled by bidders prior to the auction. All real estate is selling subject to any leases, roadways, easements, restrictions, and rights-of-way. Real estate is not selling subject to any inspections or bank approval. What mineral rights the Sellers own shall transfer. All boundary lines, fence lines, and acreages are approximate and not guaranteed. Real estate shall be sold with no disclosure statements. The Sellers have elected to have online bidding only. Bidder uses the online bidding platform at Bidders sole risk. Red Cedar Land Co. is not liable for any interruption, unavailability, delays, or failure in the online bidding platform including errors or omissions relating to the submission or acceptance of online bids. Red Cedar Land Co. has the authority to establish all bidding increments, and has the right to refuse, reject, or disqualify any bidders who are believed to be fraudulent, illegitimate, not competent, or in violation of any terms and conditions. Red Cedar Land Co. has the right to extend, pause, or delay the auction with the Sellers discretion. The lot will have a "soft close" meaning that if a bid is placed within the last minute, the bidding will extend another 3 minutes until no more bids are placed. All property information is believed to be accurate, however Red Cedar Land Co. is not liable for its accuracy. Red Cedar Land Co. is representing the Sellers as a Sellers Agent. The land is Selling subject to Sellers confirmation on price. If the buyer defaults on the purchase the earnest money shall be non-refundable, unless further agreed upon by the Sellers. **Any announcements made day of sale take precedence over all other advertised material and verbal communication.**



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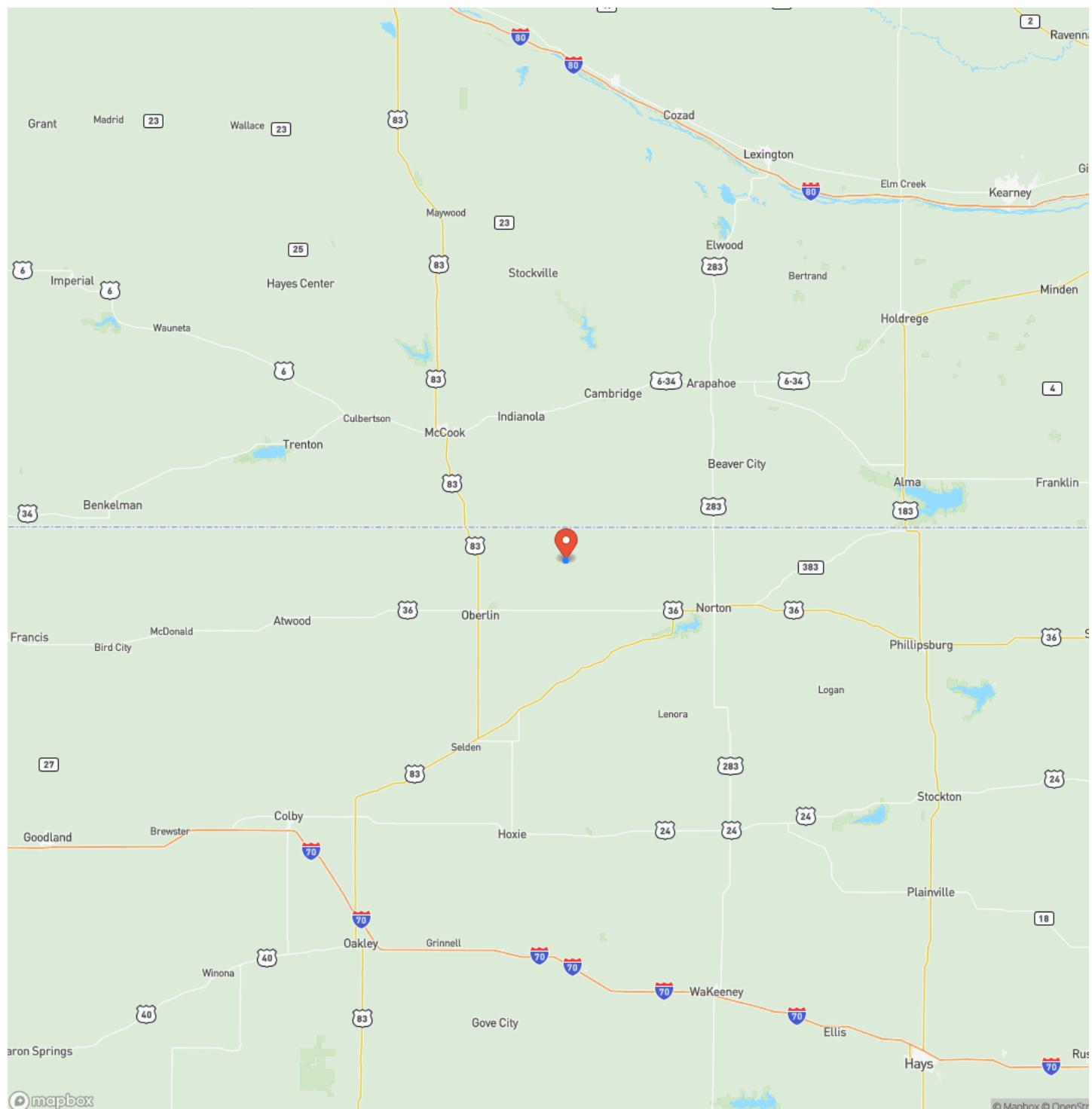
Locator Map



MORE INFO ONLINE:

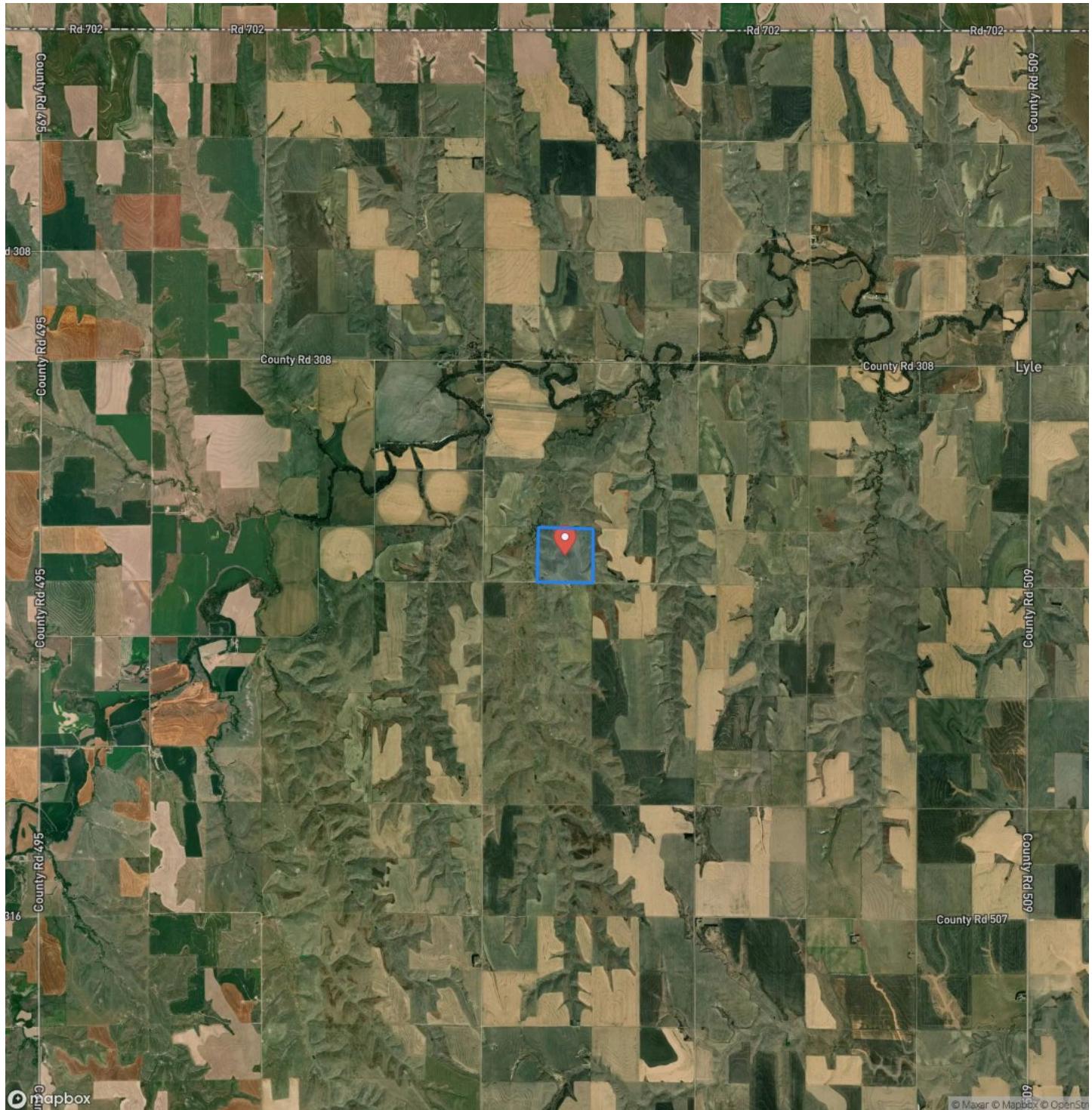
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Locator Map



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Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Konnor Hickel

Mobile

(620) 992-7075

Email

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Address

City / State / Zip
Geneseo, KS 67441

NOTES



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redcedarland.com

NOTES



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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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