

Monument Corner Lot Home
107 Grace Avenue
Monument, KS 67747

\$175,000
0.45± Acres
Logan County



Monument Corner Lot Home
Monument, KS / Logan County

SUMMARY

Address

107 Grace Avenue

City, State Zip

Monument, KS 67747

County

Logan County

Type

Residential Property, Single Family, Lot

Latitude / Longitude

39.105 / -101.0078

Taxes (Annually)

\$2,118

Dwelling Square Feet

1,920

Bedrooms / Bathrooms

3 / 3.5

Acreage

0.45

Price

\$175,000

Property Website

<https://arrowheadlandcompany.com/property/monument-corner-lot-home--logan-kansas/115677/>



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PROPERTY DESCRIPTION

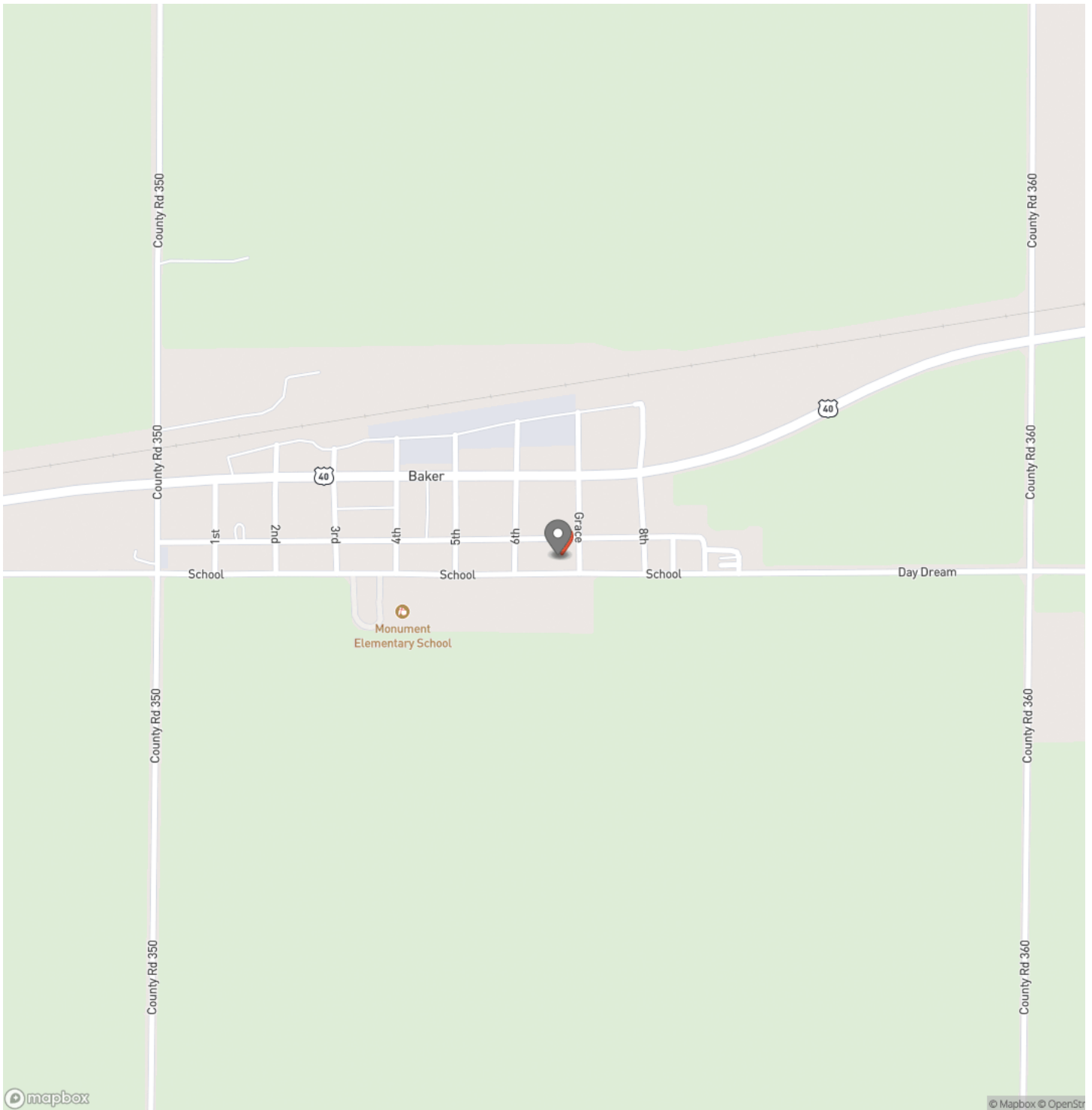
Located in the quiet community of Monument, Kansas, this well-maintained 3-bedroom, 1.5-bath home sits on a spacious 0.45 +/- acre corner lot with plenty of room to enjoy both inside and out. Mature trees surround the property, providing shade and adding to the peaceful small-town setting, while the established lawn gives the home plenty of usable outdoor space. Inside, the home has been thoughtfully updated with improvements to the flooring, kitchen, and bathrooms, making it move-in ready for the next owner. A basement provides additional space with plenty of potential to be finished for additional living areas, bedrooms, a recreation room, home office, or whatever best fits your needs. Outside, a recently added pergola on the south side of the home creates a great place to relax, entertain, or enjoy the Kansas sunset. The backyard is enclosed with vinyl fencing, providing privacy and a secure area for children or pets. A small storage shed, currently being used as a chicken coop, provides additional functionality. The property also offers plenty of room for vehicles, equipment, and projects. An attached one-car garage provides everyday parking, while a detached two-car garage and workshop offers approximately 1,000 square feet of additional space for storage, hobbies, equipment, or a workspace. The home is serviced by its own water well, which was installed in 2022, along with a private septic system. Located just off US Highway 40, the property is approximately 8 miles from Oakley and 20 miles from Colby, keeping nearby amenities within an easy drive while still allowing you to enjoy small-town living. With a well-kept home, plenty of outdoor space, and an impressive garage and workshop setup, this is a great opportunity to own a move-in ready home with room to make it your own in Monument, Kansas. All showings are by appointment only. If you would like more information or would like to schedule a private viewing please contact Travis Glassman at [\(785\) 672-7134](tel:785-672-7134).

Disclaimer: The boundary lines shown are approximate and are provided for general reference only. Arrowhead Land Company makes no representations or warranties, express or implied, as to the accuracy, completeness, or reliability of those property lines. Buyers are advised to obtain an independent survey to verify exact property boundaries.

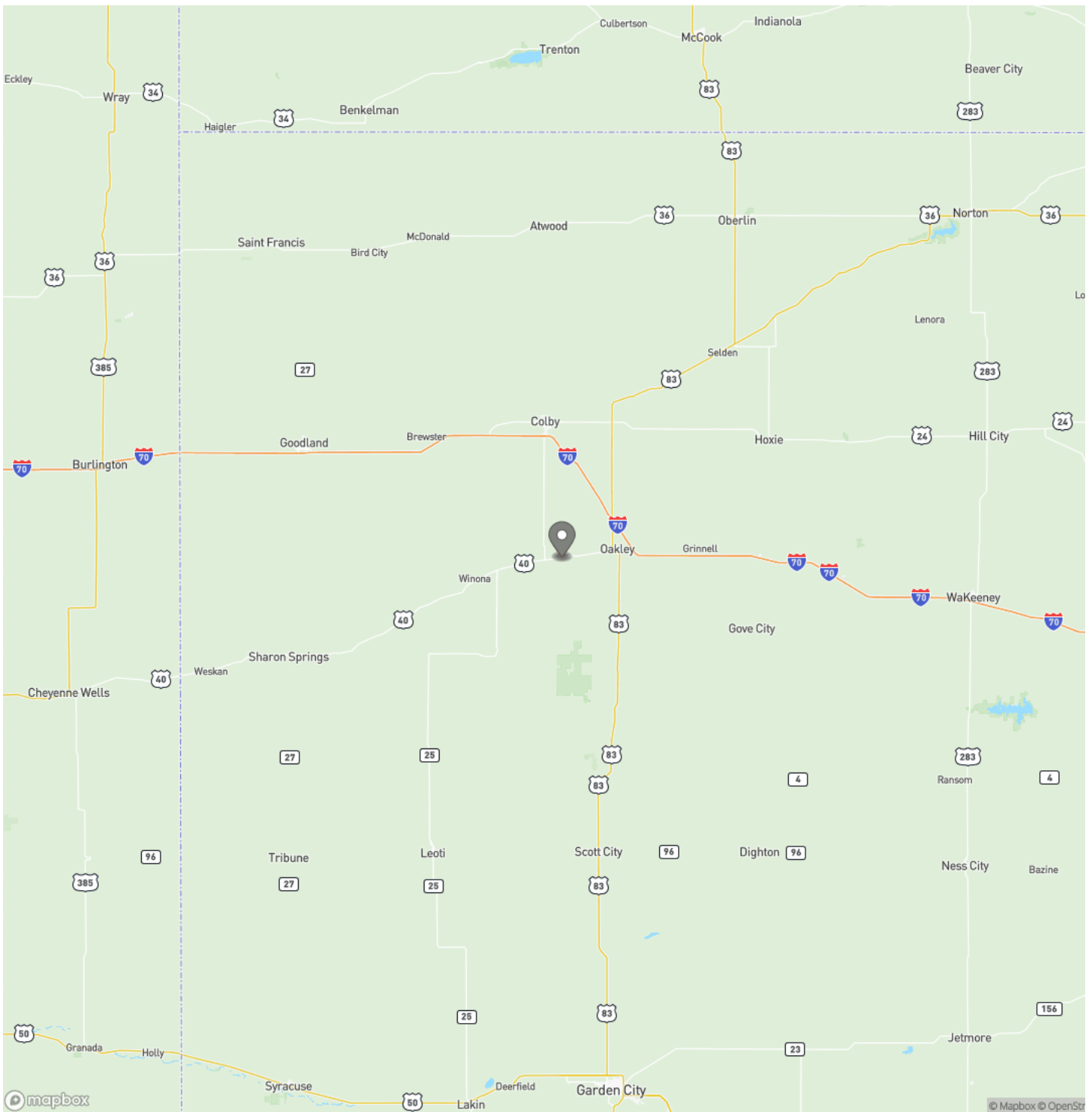
Monument Corner Lot Home
Monument, KS / Logan County



Locator Map



Locator Map



Satellite Map



Monument Corner Lot Home Monument, KS / Logan County

LISTING REPRESENTATIVE

For more information contact:



Representative

Travis Glassman

Mobile

(785) 672-7134

Email

travis.glassman@arrowheadlandcompany.com

Address

City / State / Zip

Colby, KS 67701

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

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<https://arrowheadlandcompany.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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