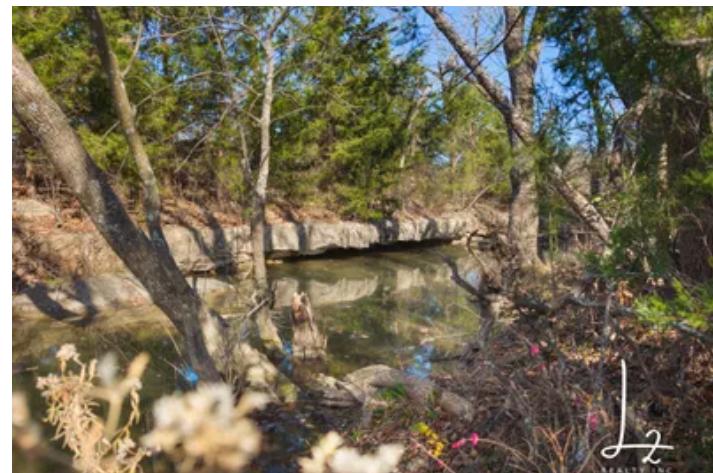


156 Acres East Of Cambridge, KS.
327th Rd
Cambridge, KS 67026

\$800,000
156.65± Acres
Cowley County



**156 Acres East Of Cambridge, KS.
Cambridge, KS / Cowley County**

SUMMARY

Address

327th Rd

City, State Zip

Cambridge, KS 67026

County

Cowley County

Type

Undeveloped Land

Latitude / Longitude

37.327288 / -96.574997

Acreage

156.65

Price

\$800,000

Property Website

<https://l2realtyinc.com/property/156-acres-east-of-cambridge-ks-cowley/kansas/94012/>



**156 Acres East Of Cambridge, KS.
Cambridge, KS / Cowley County**

PROPERTY DESCRIPTION

Welcome to 156 acres right of pavement with trophy whitetail potential.

While this property is tucked away from any major city, the location is incredibly convenient— **situated right off Highway 160** which means easy access in all weather conditions and you're only about **an hour from Wichita, Kansas**.

This acreage showcases **excellent topography** which gives privacy, wind breaks and incredible views.

One thing this property has is an abundance of water. With a **tributary running right into Cedar Creek** along with 3 ponds two of which are spring fed. Perfect for livestock and wildlife including waterfowl.

This property is ready to hunt with multiple feeders and deer stands in place.

Between the creek bottoms and upland grass this is the perfect set up for whitetail and bird hunting.

While you're not hunting the land is working for you. Currently there is a cattle lease on the property providing passive income from day one.

156 acres — Water, wildlife and income all near a paved road!

Give me a call today to check this place out and we'll go for a ride.

Rural property specialist-

Elizabeth Gaston

[620-968-7064](tel:620-968-7064)

egaston@l2realtyinc.com

•156 acres

•Right of pavement



- Hour from Wichita
- Trophy whitetail potential
- Waterfowl potential
- Upland bird hunting
- Excellent topography
- Abundance of water with a tributary and 3 ponds. 2 of which are spring fed.
- Current cattle lease



**156 Acres East Of Cambridge, KS.
Cambridge, KS / Cowley County**

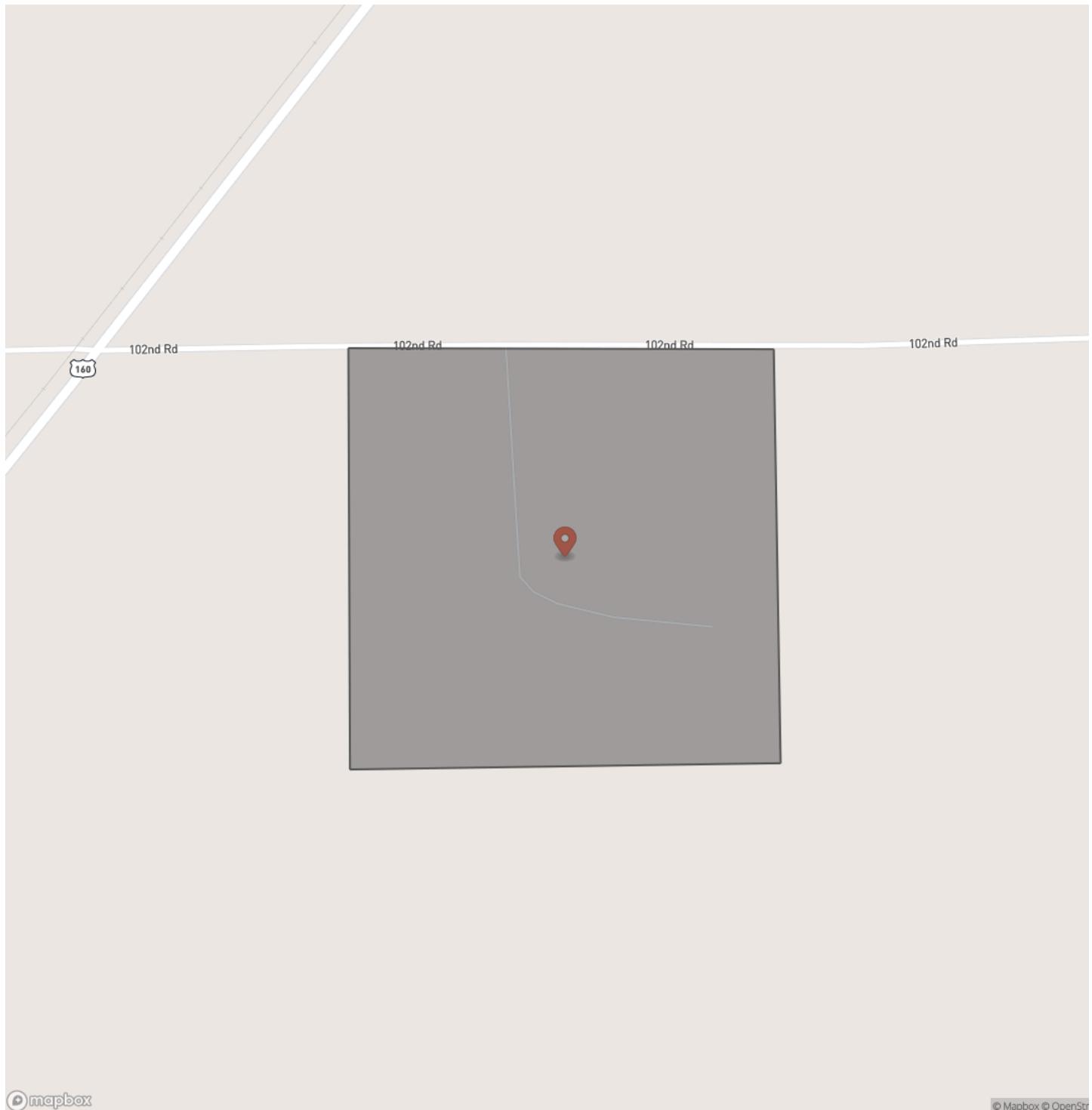


MORE INFO ONLINE:

L2realtyinc.com

156 Acres East Of Cambridge, KS.
Cambridge, KS / Cowley County

Locator Map

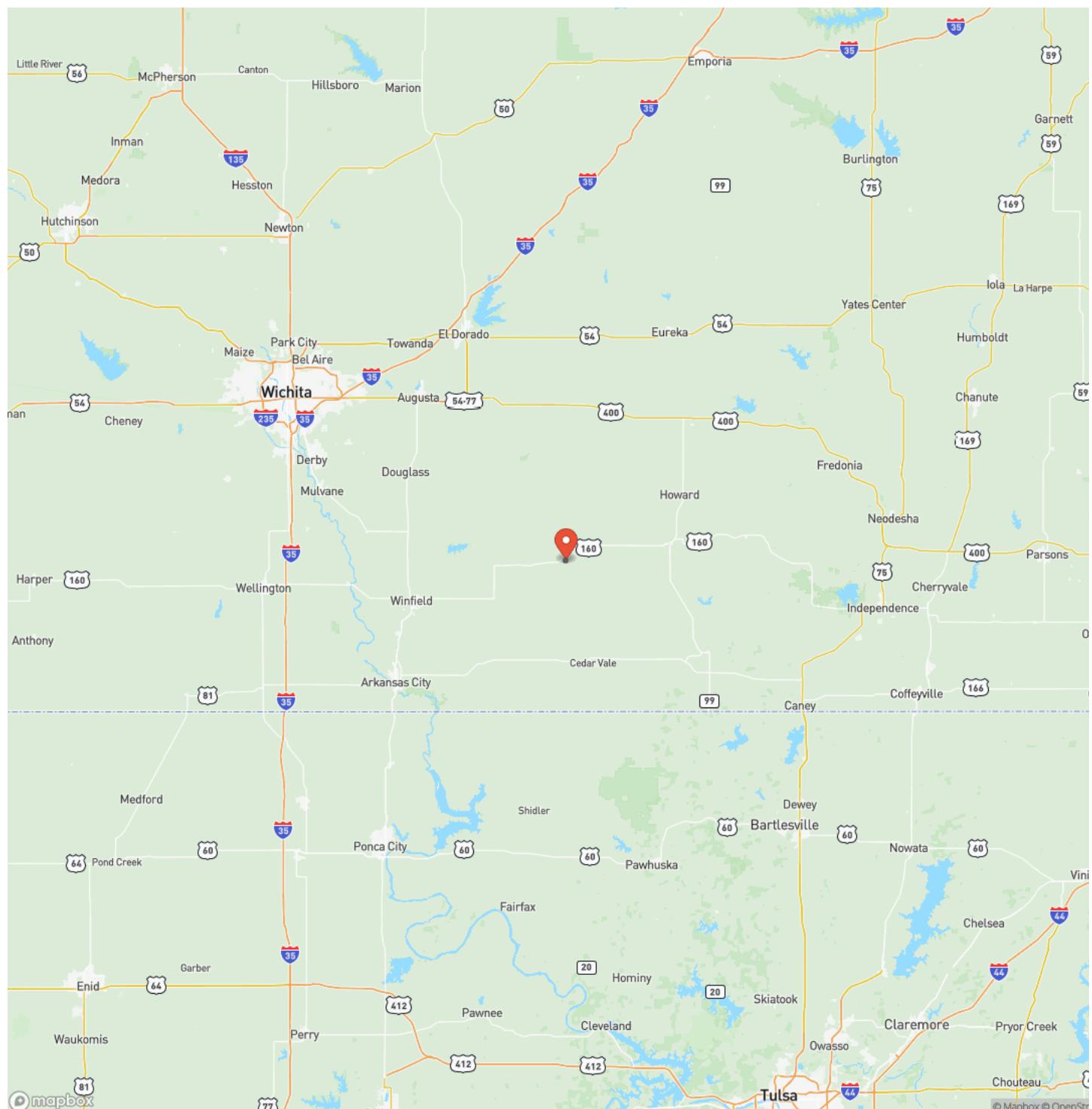


mapbox

© Mapbox © OpenStreetMap



Locator Map



MORE INFO ONLINE:

L2realtyinc.com

156 Acres East Of Cambridge, KS.
Cambridge, KS / Cowley County

Satellite Map



MORE INFO ONLINE:

L2realtyinc.com

156 Acres East Of Cambridge, KS. Cambridge, KS / Cowley County

LISTING REPRESENTATIVE

For more information contact:



Representative

Elizabeth Gaston

Mobile

(620) 968-7064

Email

egaston@L2realtyinc.com

Address

City / State / Zip

NOTES



MORE INFO ONLINE:

L2realtyinc.com

NOTES



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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