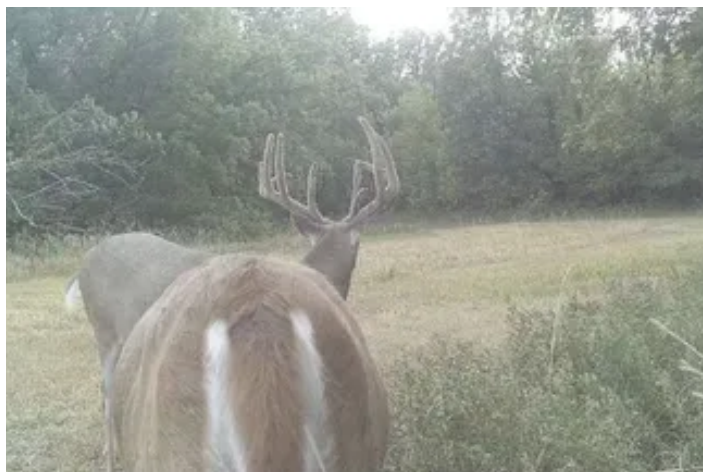


Online Auction - Lorraine 80 - Ellsworth County
0000 Avenue X
Lorraine, KS 67459

80.240± Acres
Ellsworth County



Online Auction - Lorraine 80 - Ellsworth County
Lorraine, KS / Ellsworth County

SUMMARY

Address

0000 Avenue X

City, State Zip

Lorraine, KS 67459

County

Ellsworth County

Type

Hunting Land, Recreational Land, Farms

Latitude / Longitude

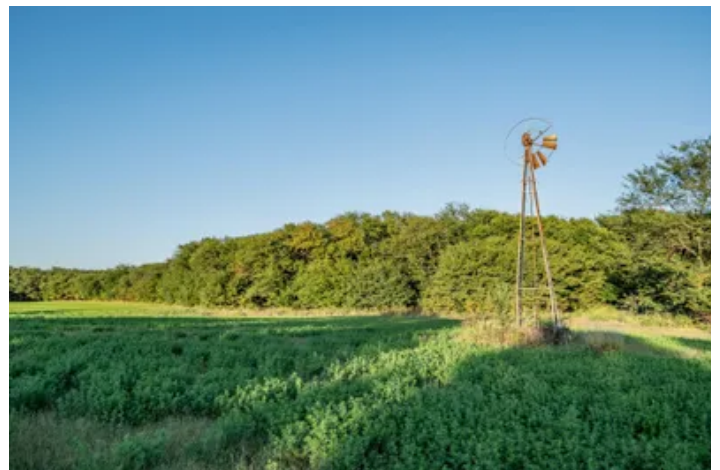
38.537157 / -98.29817

Acreage

80.240

Property Website

<https://redcedarland.com/detail/online-auction-lorraine-80-ellsworth-county-ellsworth-kansas/89662/>



Online Auction - Lorraine 80 - Ellsworth County

Lorraine, KS / Ellsworth County

PROPERTY DESCRIPTION

Lorraine 80

Online Auction: 80 +/- Acres – Trophy Whitetail & Income-Producing Farm in Ellsworth County, KS

Online Bidding Period:

- **Opens:** Wednesday, November 5th, 2025
- **Closes:** Friday, November 12th, 2025, at 6:00 PM CST

To register and bid online, [Click Here!](#)

Property Description

The Lorraine 80 – Central Kansas Hunting & Income Farm

Property Overview

The Lorraine 80 combines proven hunting ground with steady farm income. The recently surveyed 80.24 acres is the perfect size for non-resident hunters to qualify for a Kansas landowner tag. With a mix of productive tillable acres, alfalfa, big bucks, and outstanding wildlife habitat, this farm checks all the boxes for investment and recreation.

Land Breakdown

80 +/- total acres

53 +/- acres tillable – Currently operated on a 1/3–2/3 crop share, with last year's returns averaging the equivalent of more than \$100 per acre in cash rent.

10 +/- acres of established alfalfa

43 acres of Sedan grass

Hunting-friendly farm tenant willing to fill feeders, rotate crops accordingly, and stay out during key phases of the year.

Habitat & Hunting

A winding seasonal creek bed stretches nearly 4/5 of a mile through the property, serving as a natural rut corridor. Along the creek lies 27 +/- acres of mature timber and overgrown meadows, providing excellent cover for whitetail deer, turkey, and quail. Multiple secluded pockets offer prime locations for food plots and stand sites.

The farm has experienced very light hunting pressure. Trail camera records confirm an impressive deer herd with strong age structure. Multiple Boone & Crockett caliber bucks have been documented here in recent years — a great opportunity for hunters seeking true trophy potential in Central Kansas.

Additional Details

Mineral Rights: Seller does not have mineral rights. In the event any mineral rights are discovered, all mineral interests owned by the Seller shall transfer to the Buyer.

Oil Production: Active oil production on the far south end, near Ave X. Production site has little to no effect on wildlife activity.



Highlights for Hunters

80 acres qualifies for Kansas non-resident landowner tag
Proven trophy whitetail hunting with Boone & Crockett caliber bucks
Seasonal creek + timber corridors ideal for rut movement
Light hunting pressure and documented mature buck history
Cooperative tenant willing to help with the new owner's needs

Directions

From Lorraine, Kansas, travel south on 6th Road for approximately 4.5 miles to Avenue X. Turn west on Avenue X and continue for 1/4 mile. The property will be located on the north side of the road. (Use GPS pin for reference.)

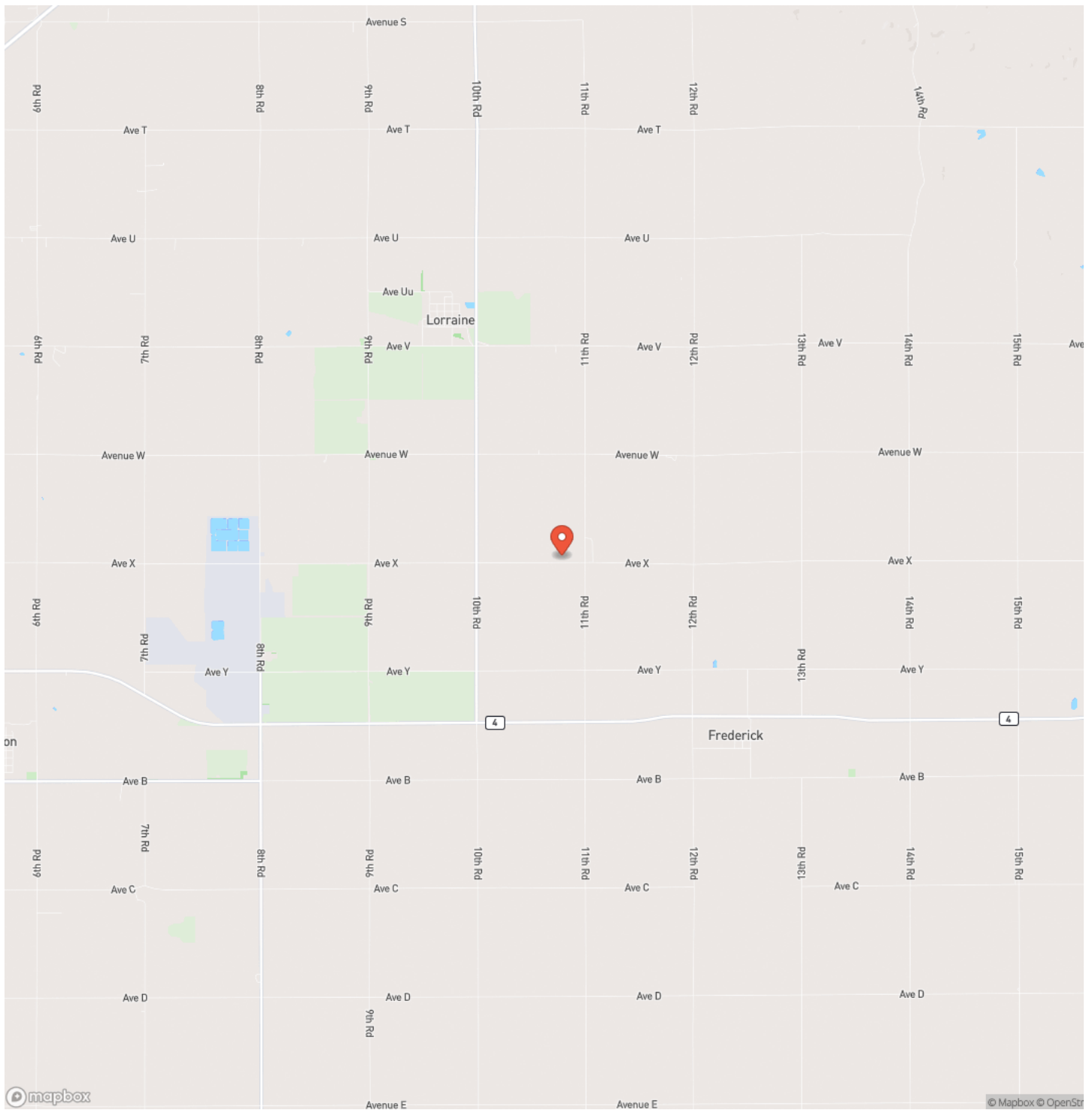
Terms and Conditions

No buyer's premium. Bidding will be by the acre, final bid multiplied by the total acres will determine the final contract price. Bidders must be pre-approved with their lender, if applicable, prior to registering. Registered bidders will be contacted by the auction company for proof of funds/pre-approval. 10% earnest money deposit due the day of the sale. Closing shall be with Security 1st Title on or before 30 days from the auction date. Taxes shall be prorated to the date of closing. Title insurance and closing costs shall be split 50/50 between the buyer and the seller. All real estate shall be sold in its present "as is/where is" condition without any implied warranties or guarantees from the seller or Red Cedar Land Co. LLC. All inspections and verifications should be handled by the bidders prior to auction. All real estate is selling subject to any leases, roadways, easements, restrictions, and right of ways. Real estate is not selling subject to any inspections or bank approvals. It is understood that the Sellers do not own any mineral rights. In the event any mineral rights are discovered, all mineral interests owned by the Sellers shall transfer to the Buyer. All boundary lines, fencing lines, and acreages are approximate and not guaranteed. Sellers have selected to have online bidding only. Bidders use the online bidding platform at bidder's sole risk. Red Cedar Land Co. LLC is not liable for any interruptions, unavailability, delays, or failure in the online bidding platform including errors or omissions related to the submission or acceptance of online bids. Red Cedar Land Co. LLC has the authority to establish all online bidding increments, and has the right to refuse, reject, or disqualify and bidders who are believed to be fraudulent, illegitimate, not competent, or in violation of any terms and conditions. Red Cedar Land Co. LLC has the right to extend, pause, or delay the auction with sellers discretion. The lot will have a "soft close" meaning that if a bid is placed within the last 3 minutes, 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. LLC is not liable for its accuracy. Red Cedar Land Co. LLC is acting as a seller's agent. The land is selling subject to seller's confirmation of 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 the day of the sale shall take precedence over any other advertised material or verbal communication. Buyer will receive immediate possession upon deposit of non refundable earnest money to access the property with no liability held to the sellers for any accidents while on the property.

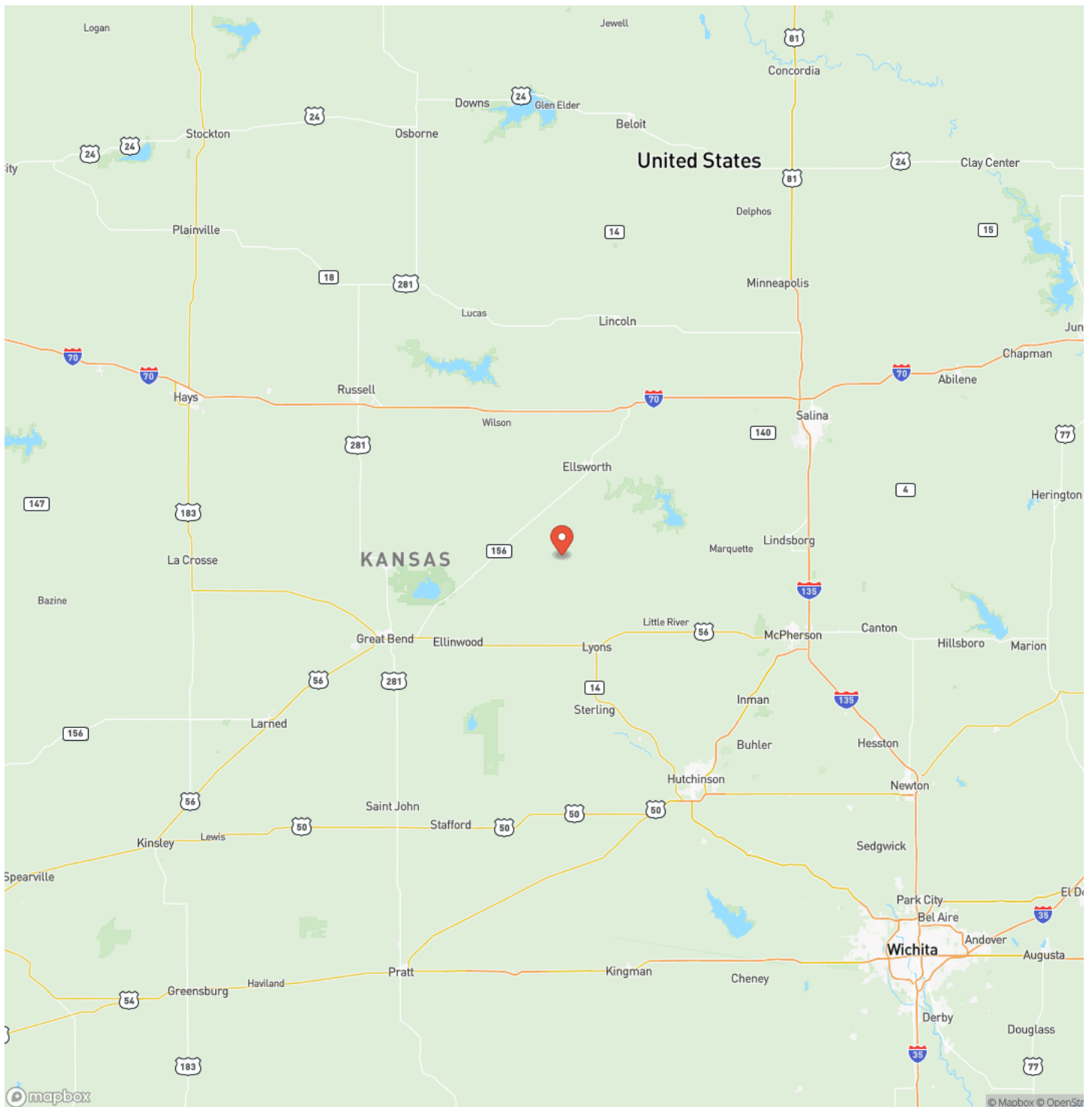




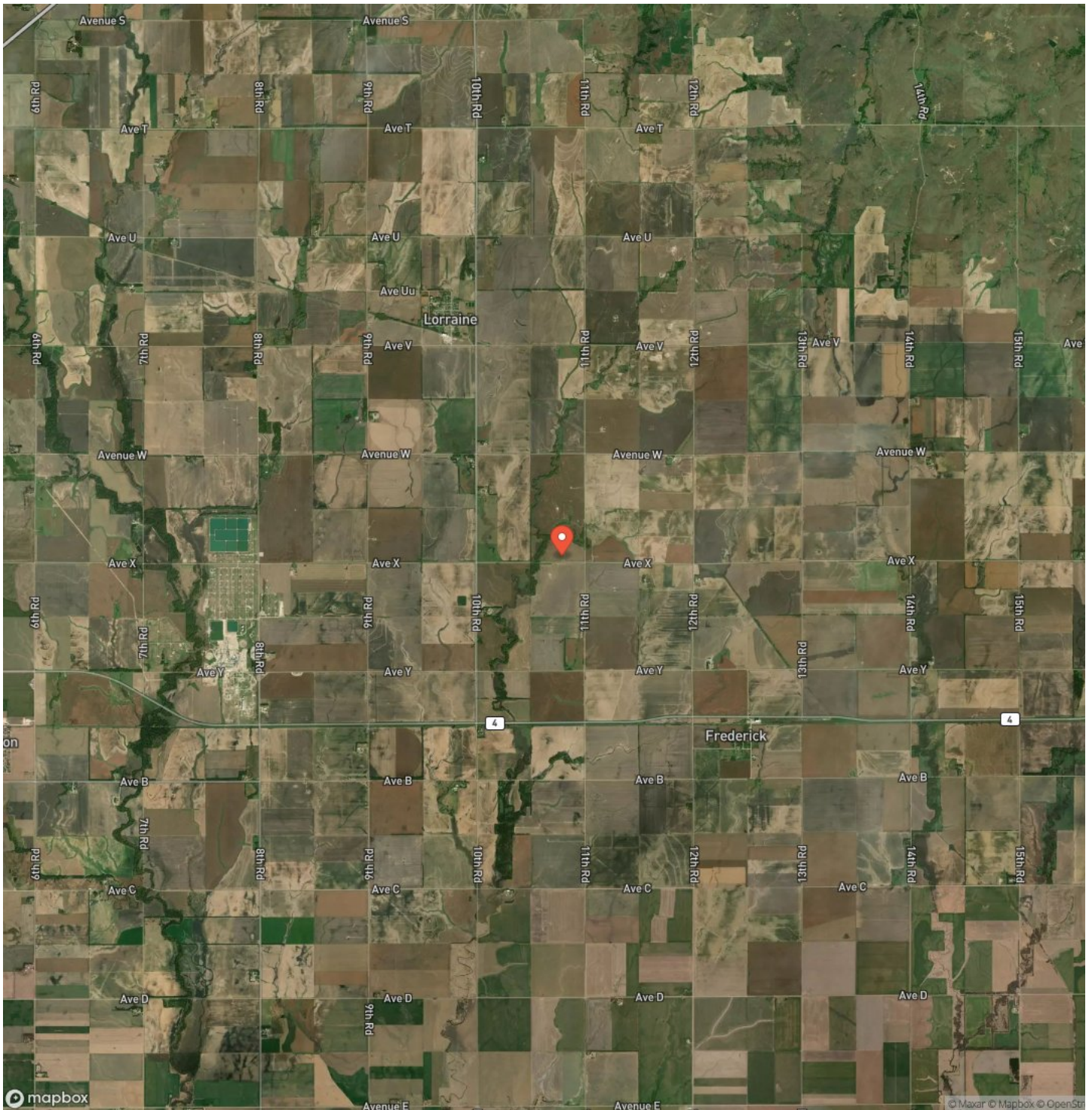
Locator Map



Locator Map



Satellite Map



Online Auction - Lorraine 80 - Ellsworth County

Lorraine, KS / Ellsworth County

LISTING REPRESENTATIVE

For more information contact:



Representative

Dustin Lutt

Mobile

(785) 577-7377

Email

dustin@redcedarland.com

Address

City / State / Zip

NOTES

[illegible]

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.



redcedarland.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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