

Potential Build Site off Hwy 75
0 1800 Rd
Altoona, KS 66710

\$92,120
18.8± Acres
Wilson County



Potential Build Site off Hwy 75 Altoona, KS / Wilson County

SUMMARY

Address

0 1800 Rd

City, State Zip

Altoona, KS 66710

County

Wilson County

Type

Undeveloped Land

Latitude / Longitude

37.6296 / -95.63435

Acreage

18.8

Price

\$92,120

Property Website

<https://l2realtyinc.com/property/potential-build-site-off-hwy-75/wilson/kansas/99207/>



MORE INFO ONLINE:

[L2realtyinc.com](https://l2realtyinc.com)

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PROPERTY DESCRIPTION

This **18.8-acre parcel** offers the perfect blend of build potential, income opportunity, and usable land. With **water already on the property** and **electric available at the road**, this tract is well-positioned for your future home or investment plans.

The property includes a **small income-producing gas lease**, with **all mineral rights transferring to the new owner**, adding long-term value. A **small pond** enhances the landscape, while **scattered trees** provide character and natural beauty.

Toward the back, you'll find **tillable acreage**, offering agricultural potential, while the front features **native prairie grass**, creating an ideal setting for a homesite with wide-open views.

Whether you're looking to build, invest, or enjoy a versatile piece of land, this 18.8-acre tract offers opportunity and flexibility in one package.

Call Angela Baker [620-330-3857](tel:620-330-3857) for more information!

- **18.8 acres** with excellent build potential
- **Water on the property & electric at the road**
- **Income-producing gas lease**
- **All mineral rights transfer**
- Small **pond** & scattered trees
- **Tillable acreage** in the back
- Native **prairie grass** in the front
- Great opportunity for building, farming, or investment



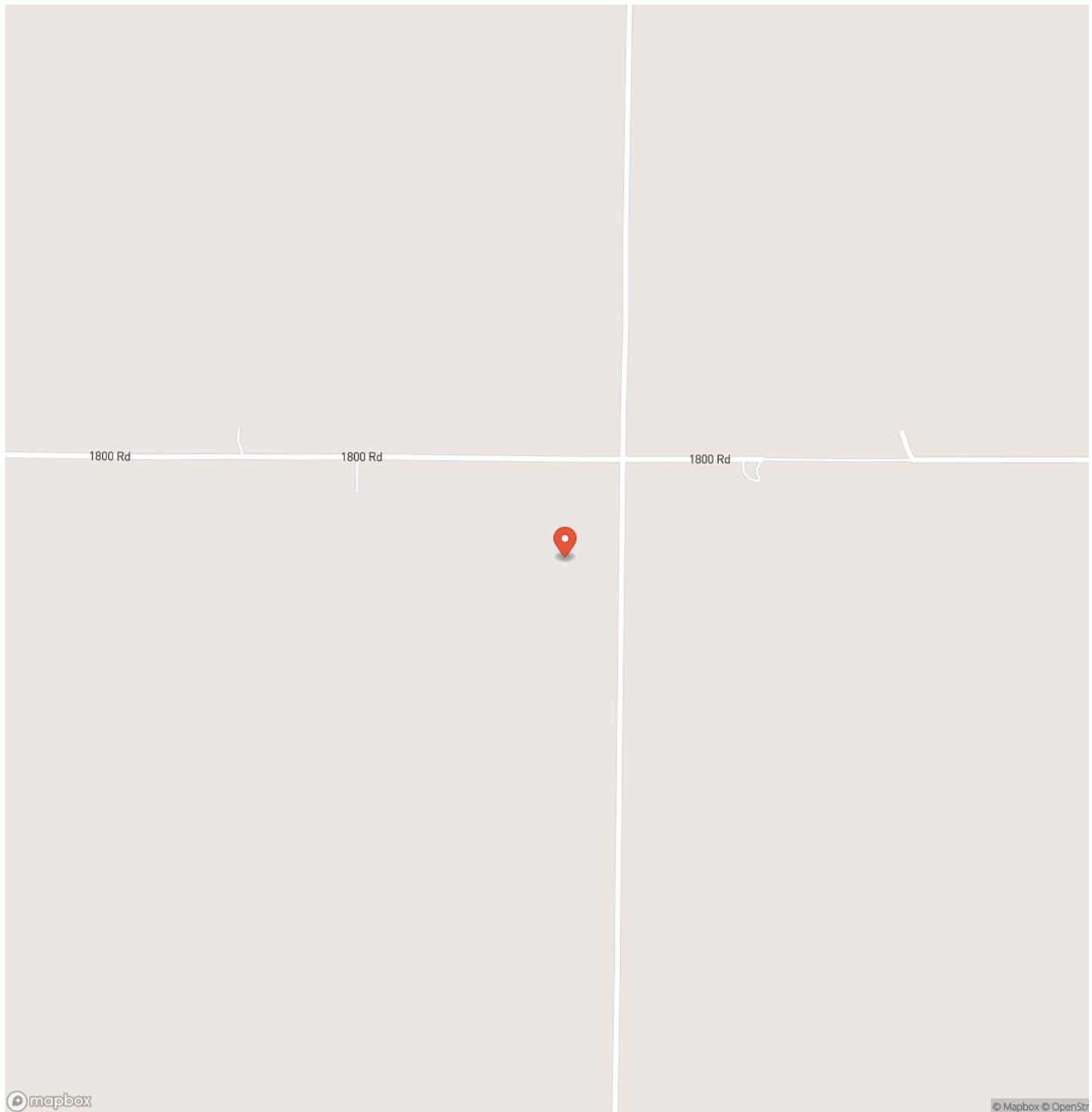
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MORE INFO ONLINE:

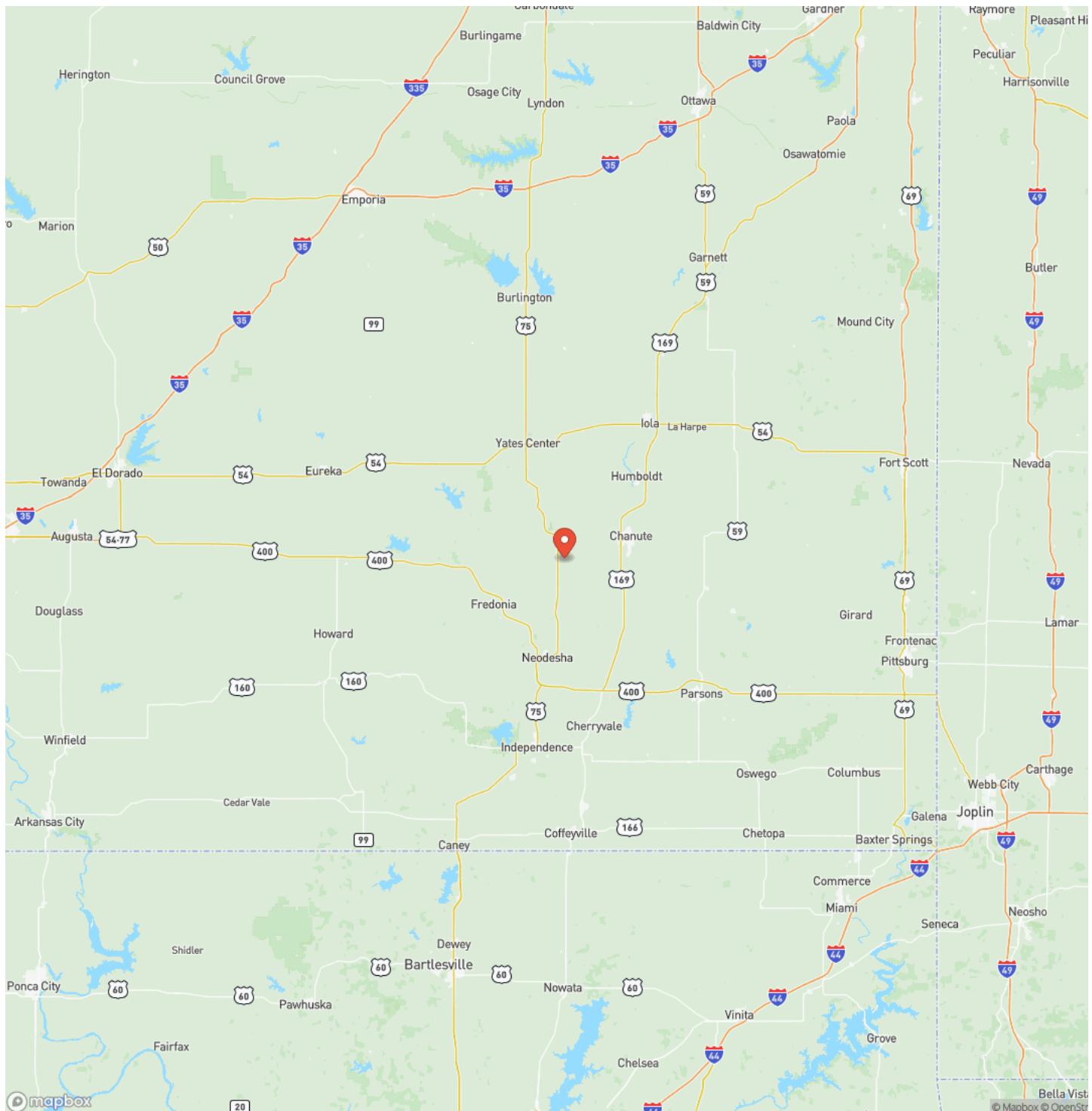
L2realtyinc.com

Locator Map



MORE INFO ONLINE:
L2realtyinc.com

Locator Map



MORE INFO ONLINE:

L2realtyinc.com

Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

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Address

City / State / Zip

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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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