

Charming Country Home on 5± Acres Near  
Independence, KS  
3323 HWY 160  
Independence, KS 67301

**\$286,000**  
4.700± Acres  
Montgomery County





## Charming Country Home on 5± Acres Near Independence, KS Independence, KS / Montgomery County

### SUMMARY

#### Address

3323 HWY 160

#### City, State Zip

Independence, KS 67301

#### County

Montgomery County

#### Type

Residential Property

#### Latitude / Longitude

37.226483 / -95.761468

#### Dwelling Square Feet

2931

#### Bedrooms / Bathrooms

3 / 2.5

#### Acreage

4.700

#### Price

\$286,000

#### Property Website

<https://l2realtyinc.com/property/charming-country-home-on-5-acres-near-independence-ks-montgomery-kansas/84395/>



## Charming Country Home on 5± Acres Near Independence, KS

### Independence, KS / Montgomery County

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#### **PROPERTY DESCRIPTION**

Discover the perfect blend of comfort and convenience in this beautifully updated 3-bedroom, 2.5-bath home located just minutes from Independence, KS. Situated on approximately 5 acres, this property offers room to roam with a peaceful country feel and easy access to outdoor recreation.

From the moment you arrive, you'll be captivated by the serenity of the countryside—wide-open skies, gentle breezes, and a sense of privacy that's becoming harder to find. Step inside to discover a warm and inviting interior featuring **two expansive living rooms**, ideal for entertaining or relaxing with loved ones. A **cozy fireplace** adds comfort and charm, creating the perfect ambiance on chilly Kansas evenings.

Step outside and you'll find the crown jewel of outdoor living—an oversized **back porch and deck**, perfect for morning coffee, evening BBQs, or simply soaking in the beauty of the rolling landscape. Whether you're hosting gatherings or enjoying a quiet sunset, this space was made for making memories.

Need room for hobbies, storage, or work? You'll love the **30x40 insulated shop**, offering endless possibilities for projects, equipment, or your dream workshop.

With 5± acres to explore, there's plenty of space for gardening, animals, or just enjoying the open air. Plus, you're just minutes away from Elk City Lake's trails, boating, and fishing—bringing outdoor adventure right to your doorstep.

This isn't just a home—it's a lifestyle. Peaceful, spacious, and move-in ready, this rare gem offers the best of country living with modern conveniences close at hand.

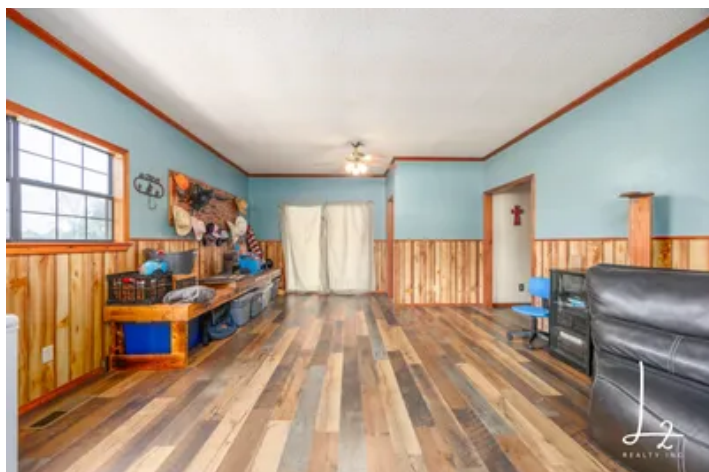
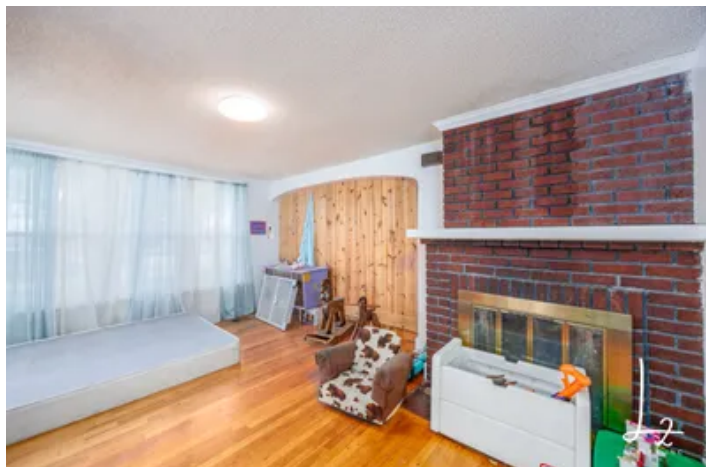
**Come experience the beauty, comfort, and freedom this property has to offer—give me a call today [\(620\) 205-7813](tel:6202057813).**

- **3 Bedrooms, 2.5 Bathrooms** – Beautifully updated and move-in ready
- **Approx. 5± Acres** – Spacious lot with room to roam and a peaceful country setting
- **Two Expansive Living Rooms** – Ideal for entertaining or relaxing
- **Cozy Fireplace** – Adds charm and warmth for chilly Kansas evenings
- **Oversized Back Porch & Deck** – Perfect for BBQs, morning coffee, and enjoying sunsets
- **30x40 Insulated Shop** – Great for hobbies, storage, or a workshop
- **Outdoor Recreation Nearby** – Minutes from Elk City Lake's trails, boating, and fishing
- **Private & Serene Location** – Quiet setting with wide-open skies and scenic views
- **Convenient Access to Independence, KS** – Combines country living with nearby amenities
- **Endless Possibilities** – Space for gardening, animals, or outdoor projects

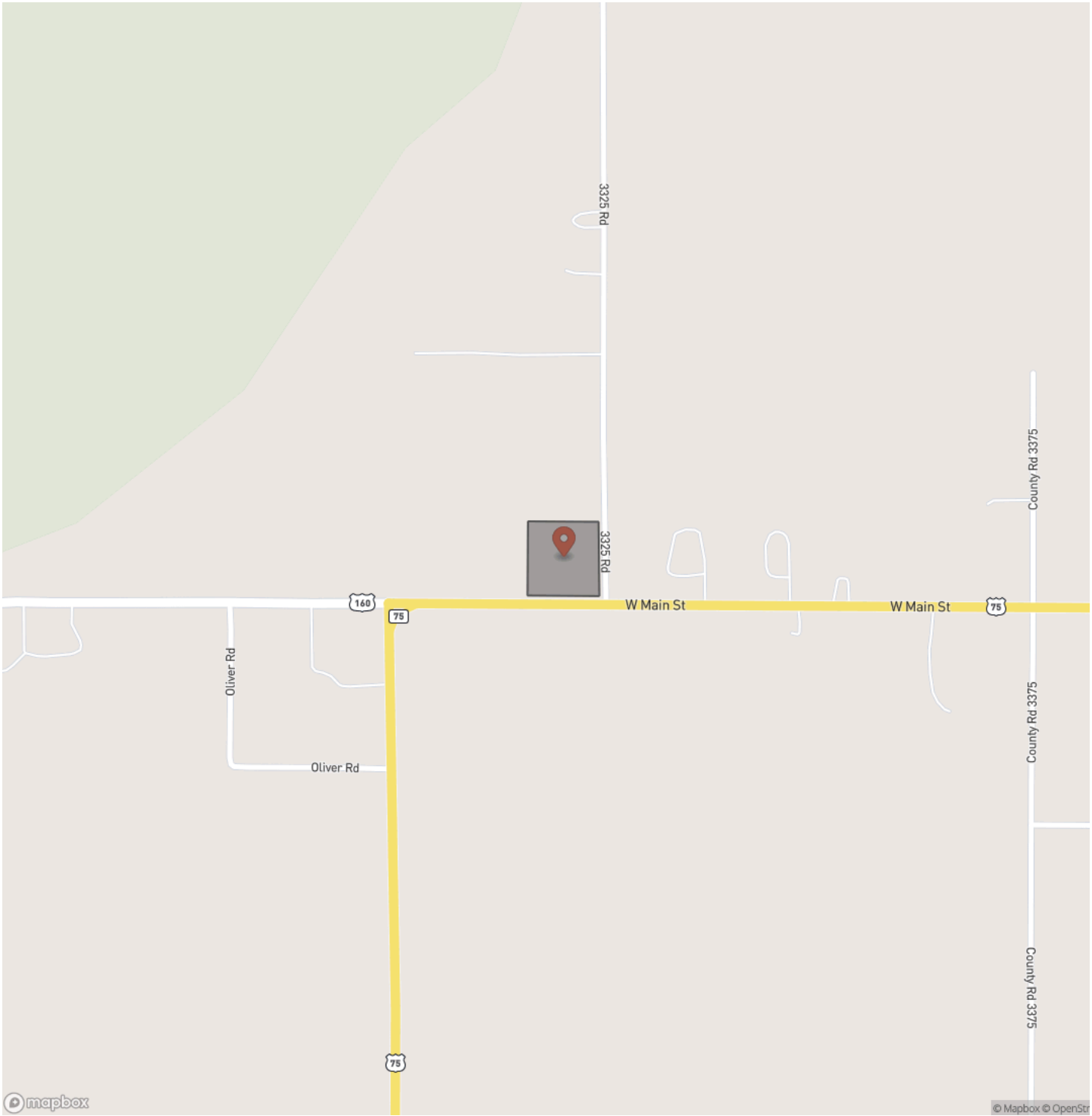




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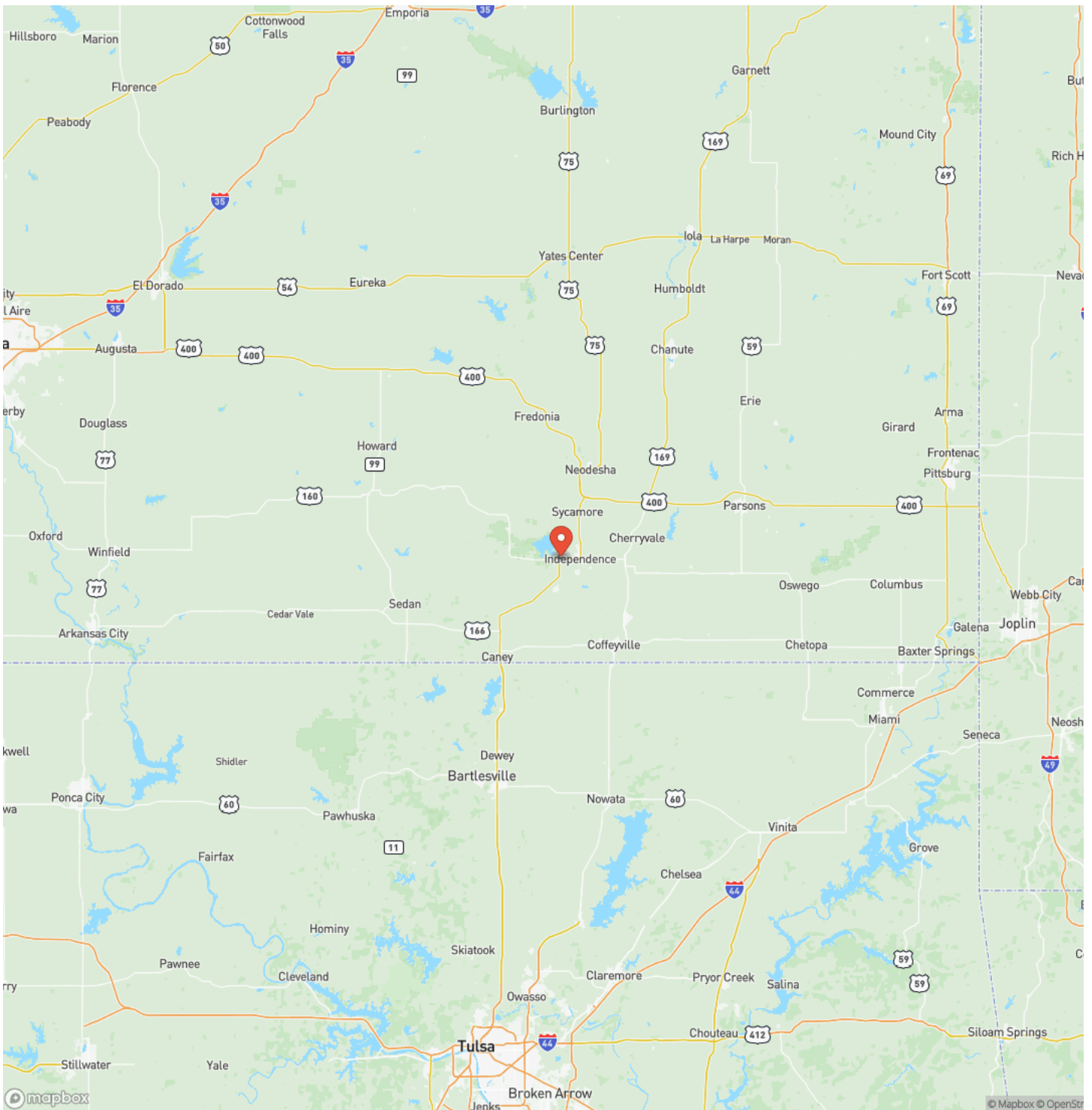


Locator Map



Charming Country Home on 5± Acres Near Independence, KS  
Independence, KS / Montgomery County

## Locator Map





## Satellite Map



## Charming Country Home on 5± Acres Near Independence, KS

### Independence, KS / Montgomery County

## LISTING REPRESENTATIVE

**For more information contact:**



## Representative

Jessica Blackmore

## Mobile

(620) 205-7813

## Email

jblackmore@l2realtyinc.com

### Address

5642 N Us Hwy 75

## City / State / Zip

## NOTES

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## This image shows a blank 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.



**L2realtyinc.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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