

119+/- acres of prime tillable in Russell County, KS
0000 Walters Rd.
Russell, KS 67665

\$386,750
119± Acres
Russell County



119+/- acres of prime tillable in Russell County, KS
Russell, KS / Russell County

SUMMARY

Address

0000 Walters Rd.

City, State Zip

Russell, KS 67665

County

Russell County

Type

Farms, Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

38.774062 / -98.887705

Acreage

119

Price

\$386,750

Property Website

<https://redcedarland.com/detail/119-acres-of-prime-tillable-in-russell-county-ks-russell-kansas/76363/>



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PROPERTY DESCRIPTION

119+/- acres of prime tillable in Russell County, KS

Property Description: This excellent tract of tillable ground provides a great opportunity for anyone looking for a productive piece of farm ground. Conveniently located just off highway 281, almost every acre of this 119 +/- acre tract is tillable. Soils are class II, consisting of Crete Silt Loam and Wells Loam. There is currently a cash rent farm lease in effect which runs until September 24, 2025. Cash rent payment to be prorated to closing date.

Legal Description: S04, T15, R14W, A TRACT IN SW1/4 BEG 35'E & 35'S OF NW CORNER SW1/4 TH E2634.95' S1959.36' W2646.18' N1977.27' TO POB; +/- 119 acres

Parcel ID : 0842420400000003000

2024 Taxes: Totalled \$1,418, including the parcel to the east. Will be reassessed when sold.

Driving Directions: From Russell, KS, 6 miles south on Highway 281 to Walters Lane. Then 1.5 miles West to the NE corner of the property.

Mineral Rights: Seller to convey surface rights only.

Property Features:

Excellent Class II soils

Flat tillable - very little slope

Easy access - 1/2 mile from paved road, 1.5 miles from Highway 281

6 miles to Russell, KS

20 miles to Hoisington, KS

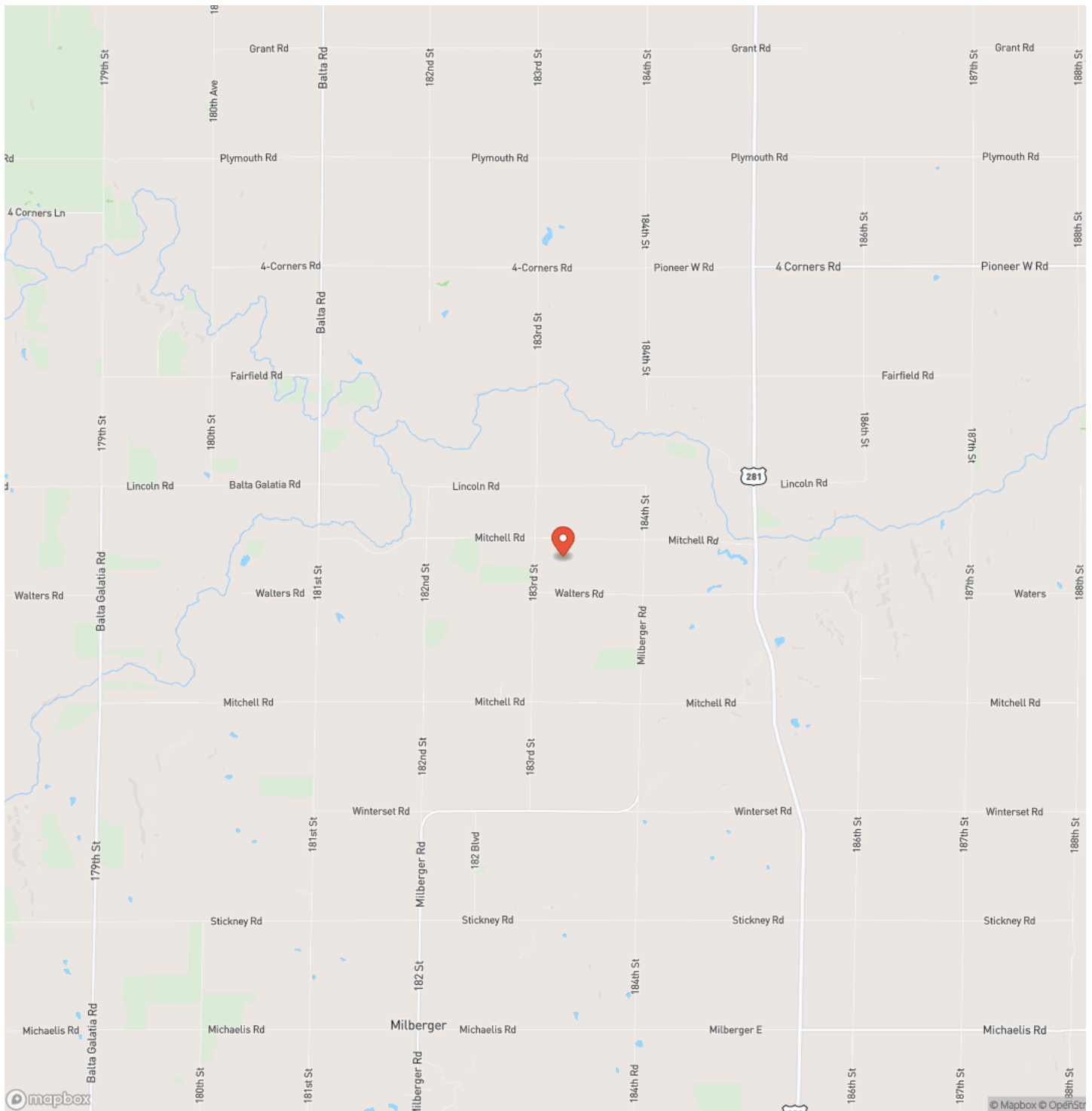


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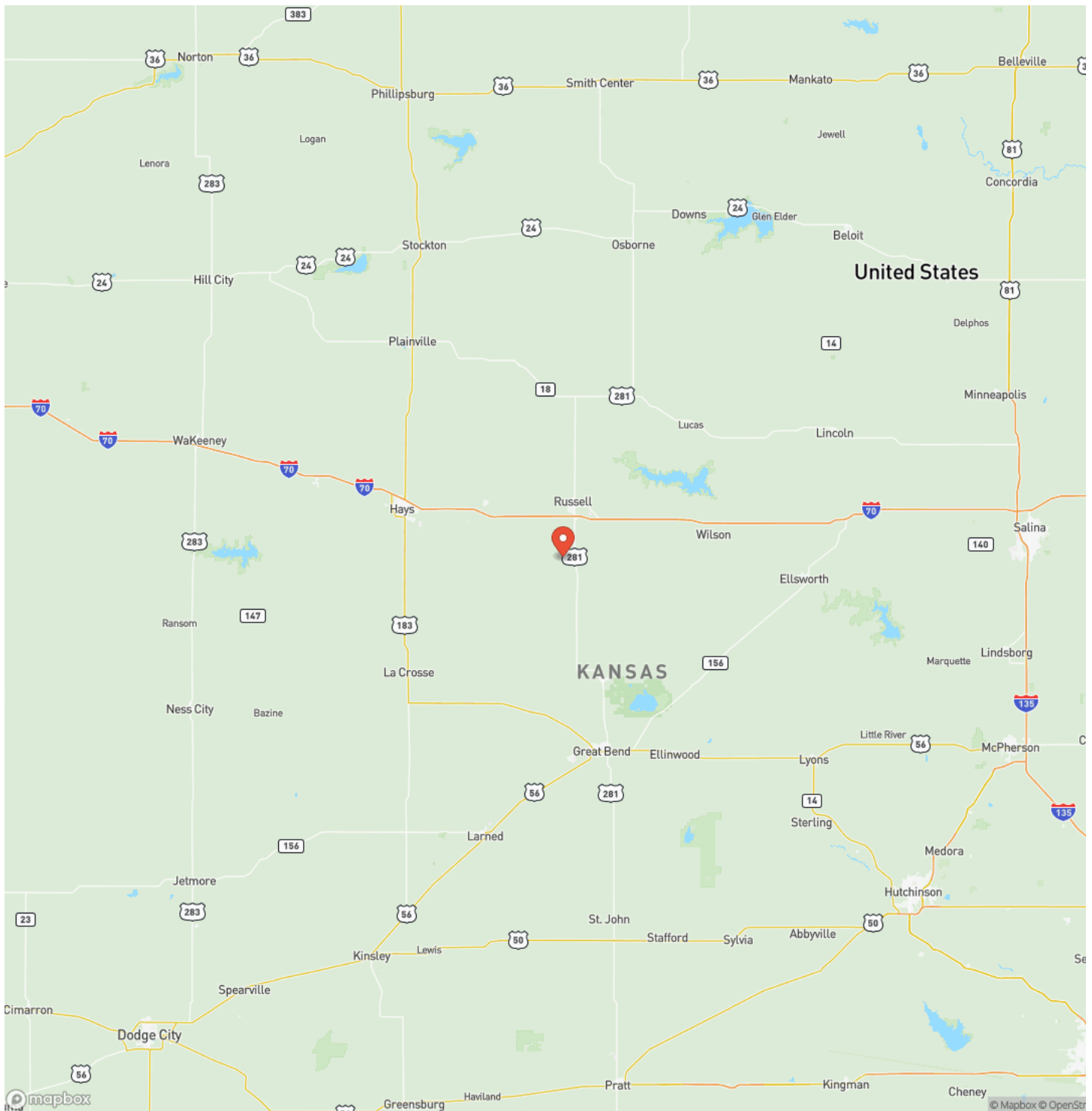


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Locator Map

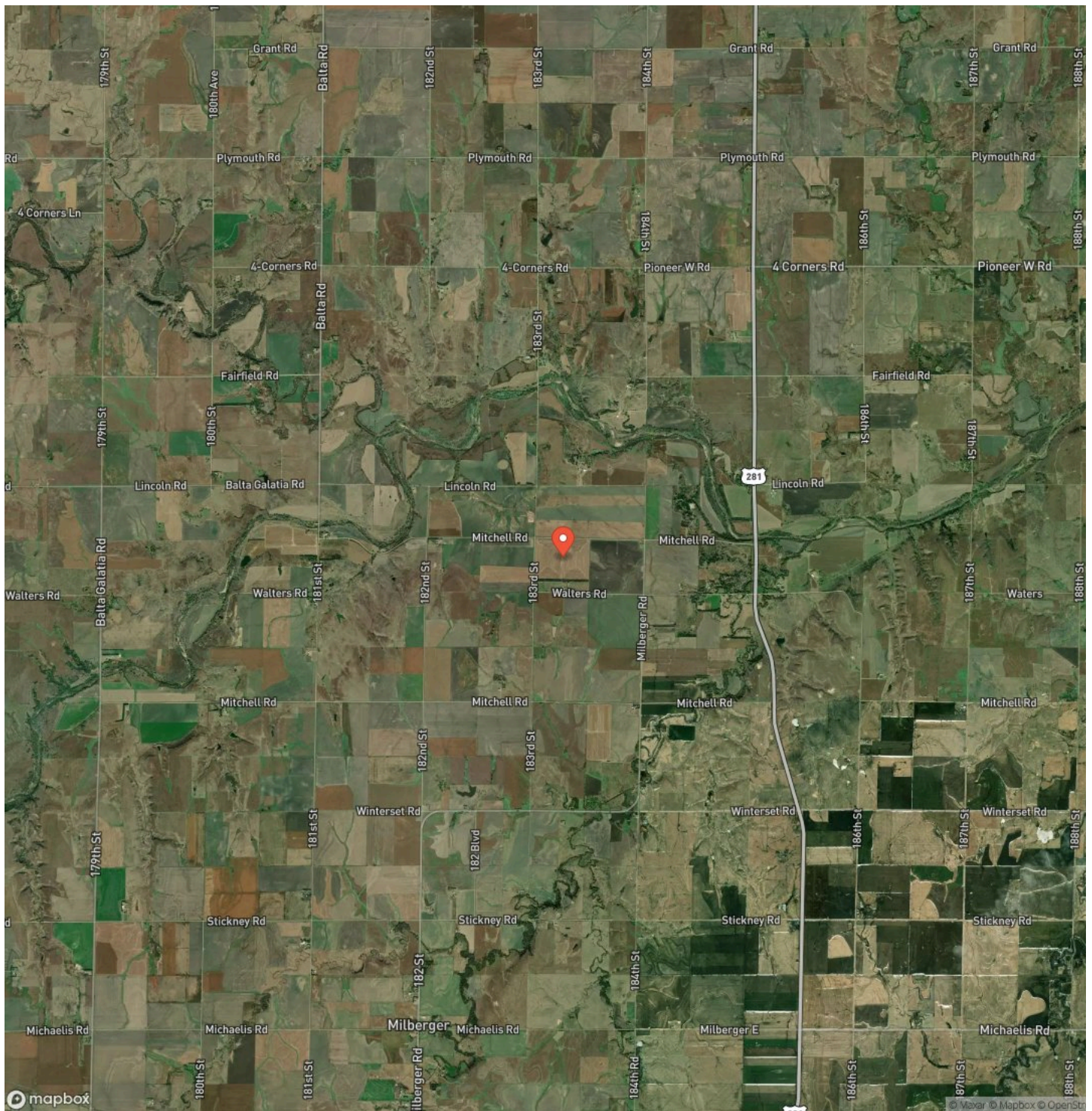


Locator Map



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Satellite Map



**119+/- acres of prime tillable in Russell County, KS
Russell, KS / Russell County**

LISTING REPRESENTATIVE

For more information contact:



Representative

Mark Morris

Mobile

(785) 324-1495

Email

mark@redcedarland.com

Address

City / State / Zip

NOTES



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

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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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