

**Large Private Lake with Multiple Homes  
on 535+/- Acres in Osage County, Kansas.  
Lyndon, KS 66451**

**\$2,500,000**  
535 +/- acres  
Osage County



# Large Private Lake with Multiple Homes on 535+/- Acres in Osage County, Kansas. Lyndon, KS / Osage County

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## **SUMMARY**

### **City, State Zip**

Lyndon, KS 66451

### **County**

Osage County

### **Type**

Hunting Land, Ranches, Lakefront

### **Latitude / Longitude**

38.586585 / -95.681884

### **Taxes (Annually)**

2919

### **Bedrooms / Bathrooms**

7 / 5

### **Acreage**

535

### **Price**

\$2,500,000

### **Property Website**

<https://redcedarland.com/detail/large-private-lake-with-multiple-homes-on-535-acres-in-osage-county-kansas-osage-kansas/11392>



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### **PROPERTY DESCRIPTION**

Legals: 535+/- Acres in S7-17-16E.

Driving Directions: 1/2 mile south of 75 HWY from Lyndon, Kansas.

Taxes: \$2,919.00

Property Description: It's an extremely rare chance to own this much water in Kansas! This 535+/- acres features an amazing 75+/- acre lake that is fully stocked with bass, crappie, blue gill, and catfish. There are 6 separate pastures on the property that are all cross fenced. The current owner grazes 85 pairs year round on the property. There is highway access on 3 sides of the farm. The lake gets covered with ducks and geese in the heart of waterfowl season and has several coves and points for easy hunting access aside the boat ramp on the west side. This portion of the state you can also choose to fish or hunt near by lakes at Pomona, Melvern, Clinton, or John Redmond.

Houses on the property: The main home is 4 bd. 4 bath with many new add ons and upgrades. There is a smaller home that sits on the lake that is 1 bd. 1 bath that is usually rented out for a weekend getaway. The 3rd house is 1900 sq. ft with 2 bedrooms, 1 full bath, and many upgrades.

Key Features:

75+/- Acre Private Lake

Several Nice Homes

Air BNB Income

Excellent Fishing

Excellent Waterfowl Hunting

75 HWY Access

6 Pastures Cross Fenced

Boat Ramp



Property is Agent Owned. The Seller is a Licensed Kansas Realtor. For more information about this listing contact Larry Boss at 785-633-1317.





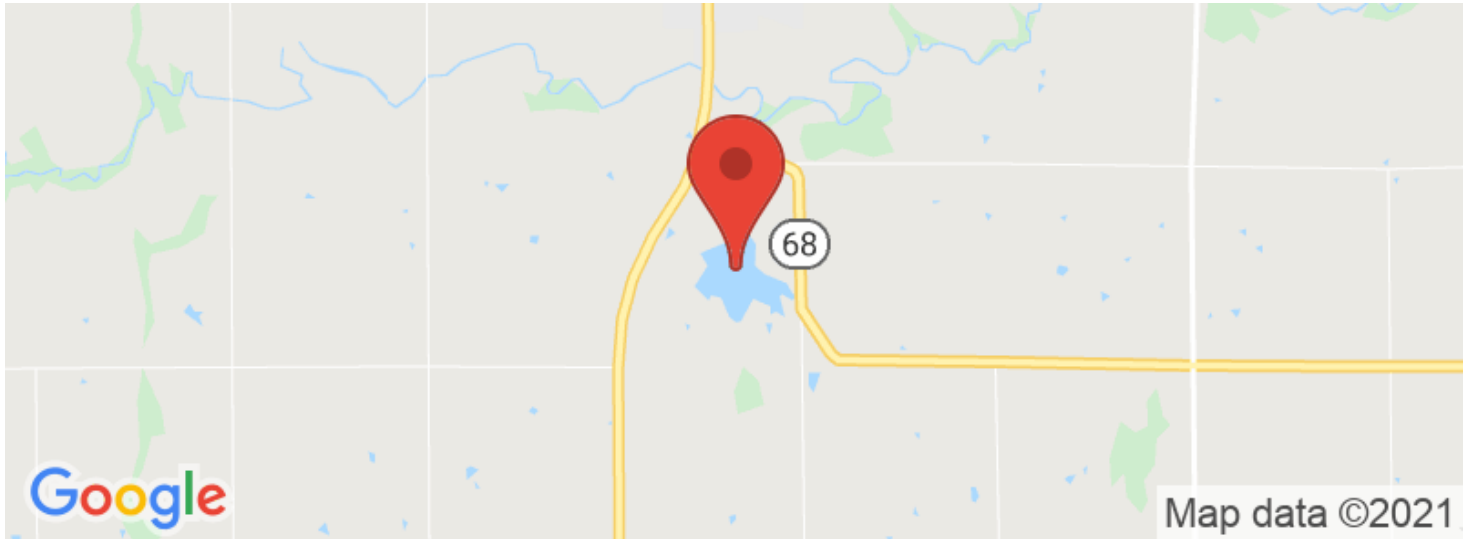
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## Locator Maps

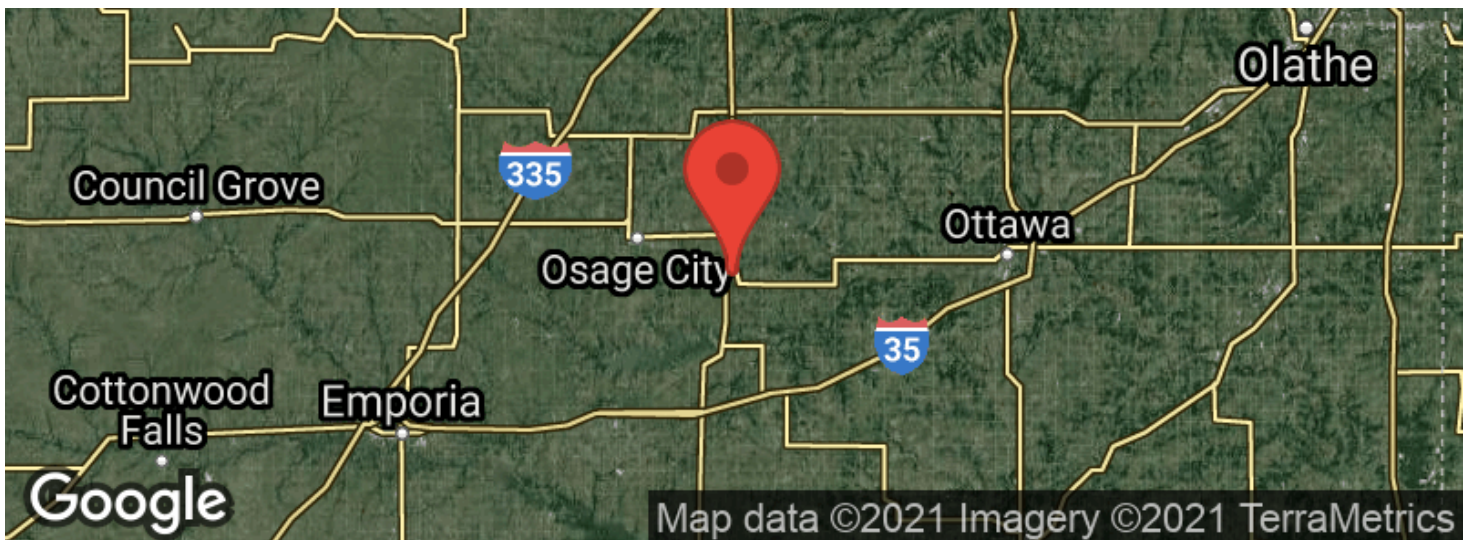
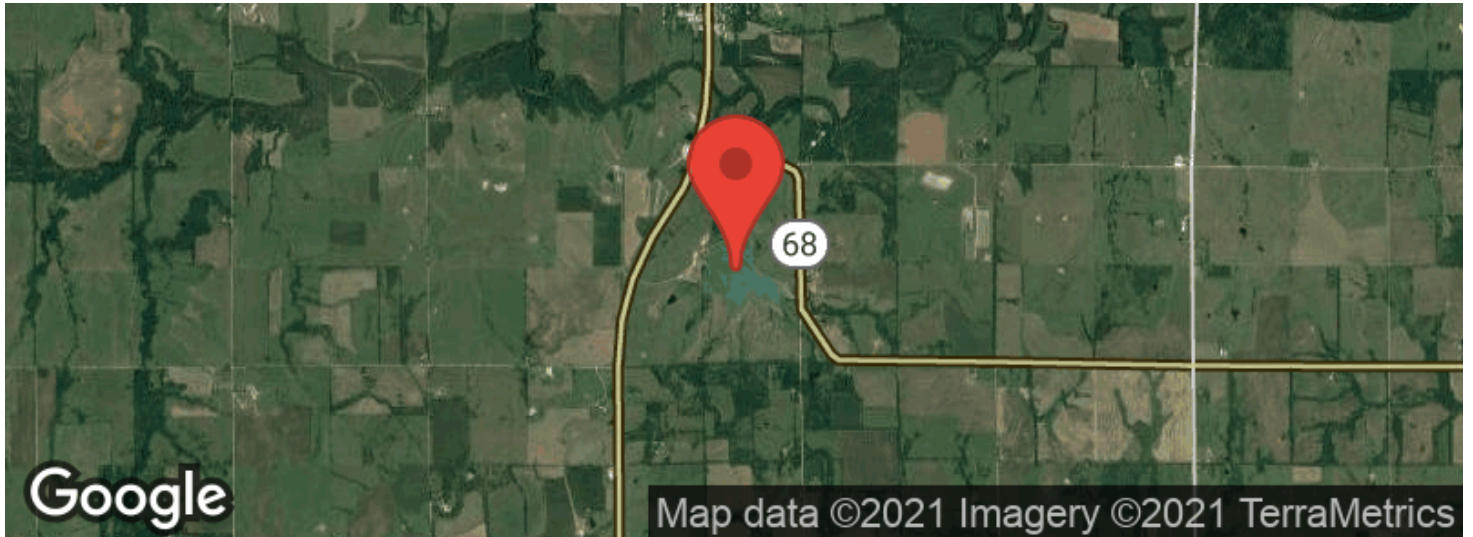




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## Aerial Maps





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**LISTING REPRESENTATIVE**

For more information contact:



**Representative**

Larry Boss

**Mobile**

(785) 633-1317

**Email**

lboss@redcedarland.com

**Address**

2 NE 10 Ave

**City / State / Zip**

St John, KS, 67576

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**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.



## **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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**Red Cedar Land Co.**  
2 NE 10th ave  
St john, KS 67576  
(620) 546-3746  
[www.redcedarland.com](http://www.redcedarland.com)

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