

MIDWEST LAND GROUP PRESENTS

140 ACRES IN

HASKELL COUNTY KANSAS



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

LARGE DEVELOPMENT ACREAGE ON PAVED ROAD RIGHT NEXT TO TOWN

Large acreage on paved county road right outside of town. This grass 140 acres sits 1/2 mile east of Highway 83 and 1 mile north of Highway 56 and is ideal for any business looking for acreage to develop. This farm is CRP grass that has had its contract expire giving flexibility to the new owner. It is 90.8% Richfield silt loam and 9.2%

Ness clay with 0 to 1% slope and an above the county average NNCPI of 61.1.

Farm it, graze it, develop it, or a combination of all 3! The paved county road already has several new businesses and homes and a perfect opportunity for more!



PROPERTY FEATURES

PRICE: **\$406,000** | COUNTY: **HASKELL** | STATE: **KANSAS** | ACRES: **140**

- Great location
- Paved road frontage
- Close to town
- 1/2 mile from Highway 83
- 1 mile north of Highway 56
- Expired CRP - good stand of grass
- Above average NCCPI of 61.1
- 0 to 1% Slope
- 90.8% Richfield silt loam
- 9.2% Ness clay



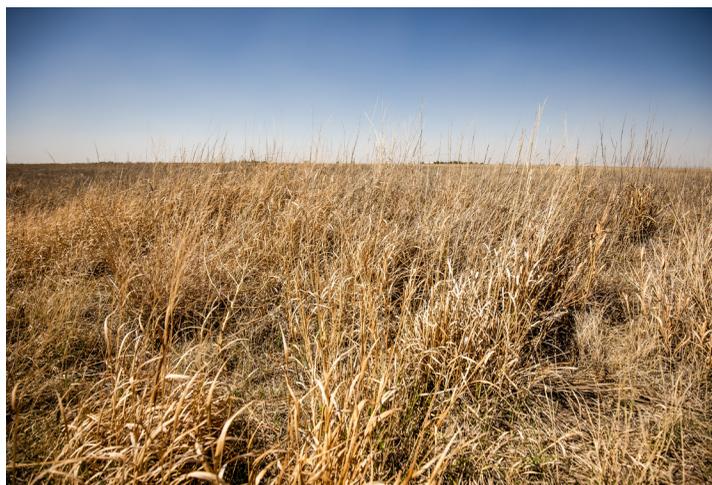
140 +/- ACRES NEXT TO TOWN



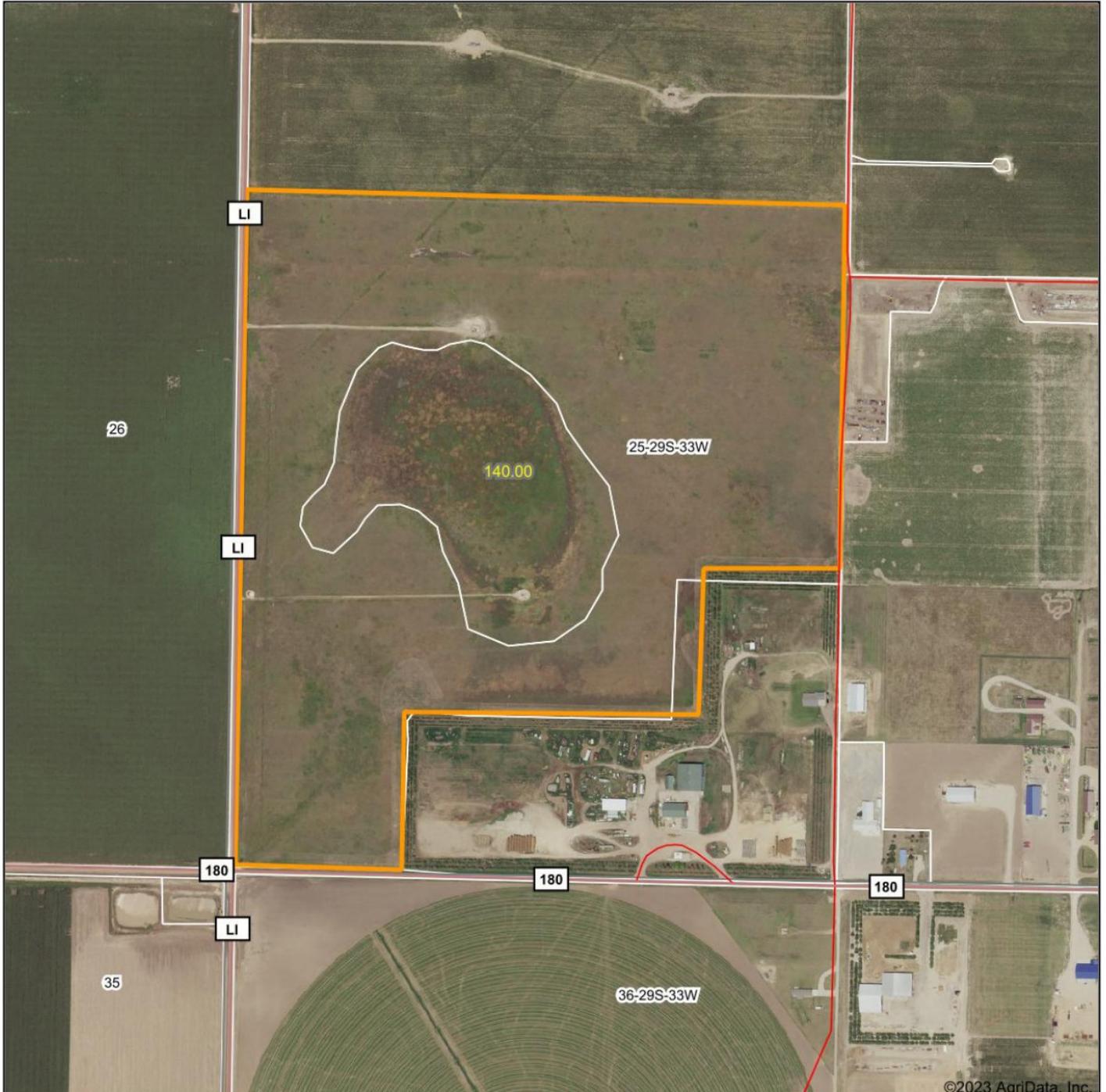
PAVED ROAD FRONTAGE



EXPIRED CRP - GOOD STAND OF GRASS



AERIAL MAP



Map Center: 37° 29' 36.51, -100° 53' 3.99



25-29S-33W
Haskell County
Kansas



5/5/2023



Maps Provided By:



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Field borders provided by Farm Service Agency as of 5/21/2008.

OVERVIEW MAP



AGENT CONTACT

Drew Reimer grew up around agriculture and has been involved in the business ever since. His roots are in land, whether it's farming, ranching, investing, or recreation. It's a true generational passion. His great-great-grandfather immigrated to central Kansas from Russia, and the home quarter has been in the family ever since. This gave him a deep understanding of how important and integral land is for many people.

Born and raised in the small town of Ashland, KS, Drew went to Dodge City Community College to learn to fly and instruct in helicopters. Since then, he's flown ag (crop dusting/aerial applicator), flying both fixed wing and helicopters from the Corn Belt in Nebraska and Illinois to beans, cotton, milo, wheat, potatoes and pasture across Kansas, Oklahoma and the Texas panhandle, to lettuce spinach and broccoli in Arizona and California.

Drew bought his first rental house at 23 and has been investing in real estate ever since. Today, he's able to combine his love of the outdoors with his love for real estate at Midwest Land Group, helping clients make the best decisions, achieve their goals, and experience a smooth transaction. When he's not working, you can find him either water or snow skiing, watching his brother play Nebraska football, or at church leading the middle and high school youth group. Drew and his wife, Alyssa, live in Lakin, KS.



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