

MIDWEST LAND GROUP PRESENTS

5 ACRES

JOHNSON COUNTY, MO

400 NW 1601ST ROAD, KINGSVILLE, MO, 64061



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

COUNTRY HOME ON 5 ACRES

Are you looking to move out of the city and have space for animals or a shop? Take a look at this lovely energy-efficient earth contact home on 5 acres in Johnson County, Missouri. Located just 20 minutes from Lee's Summit, it provides the perfect country setting with all the conveniences of the city. 4 bedrooms (1-non-conventional), 2 full baths with a completely renovated kitchen with new cabinets, granite counters, stainless appliances, pantry, and stone floors. The master

bedroom includes a walk-in closet with a private bath with shower.

The beautiful 5 acres provide plenty of space to have animals or build your dream shop for all your toys. Tons of deer and turkey travel across the back of the property providing wildlife viewing or hunting opportunities. Bring the family and build the rural life you've always wanted!



PROPERTY FEATURES

PRICE: **\$340,000** | COUNTY: **JOHNSON** | STATE: **MISSOURI** | ACRES: **5**

- 5 acres
- 1,947 sq. ft. home
- Earth contact ranch home
- Energy efficient
- Metal roof
- 4 bedrooms (1 non-conforming bedroom)
- Renovated kitchen with granite countertops
- Tons of deer and turkey
- 20 minutes from Lee's Summit
- Holden or Lone Jack school districts



1,947 SQ. FT. HOME



4 BED, 2 BATH



TONS OF DEER & TURKEY



5 +/- ACRES



AERIAL MAP



Boundary Center: 38° 49' 52.58, -94° 2' 46.62

0ft 259ft 519ft



Maps Provided By:



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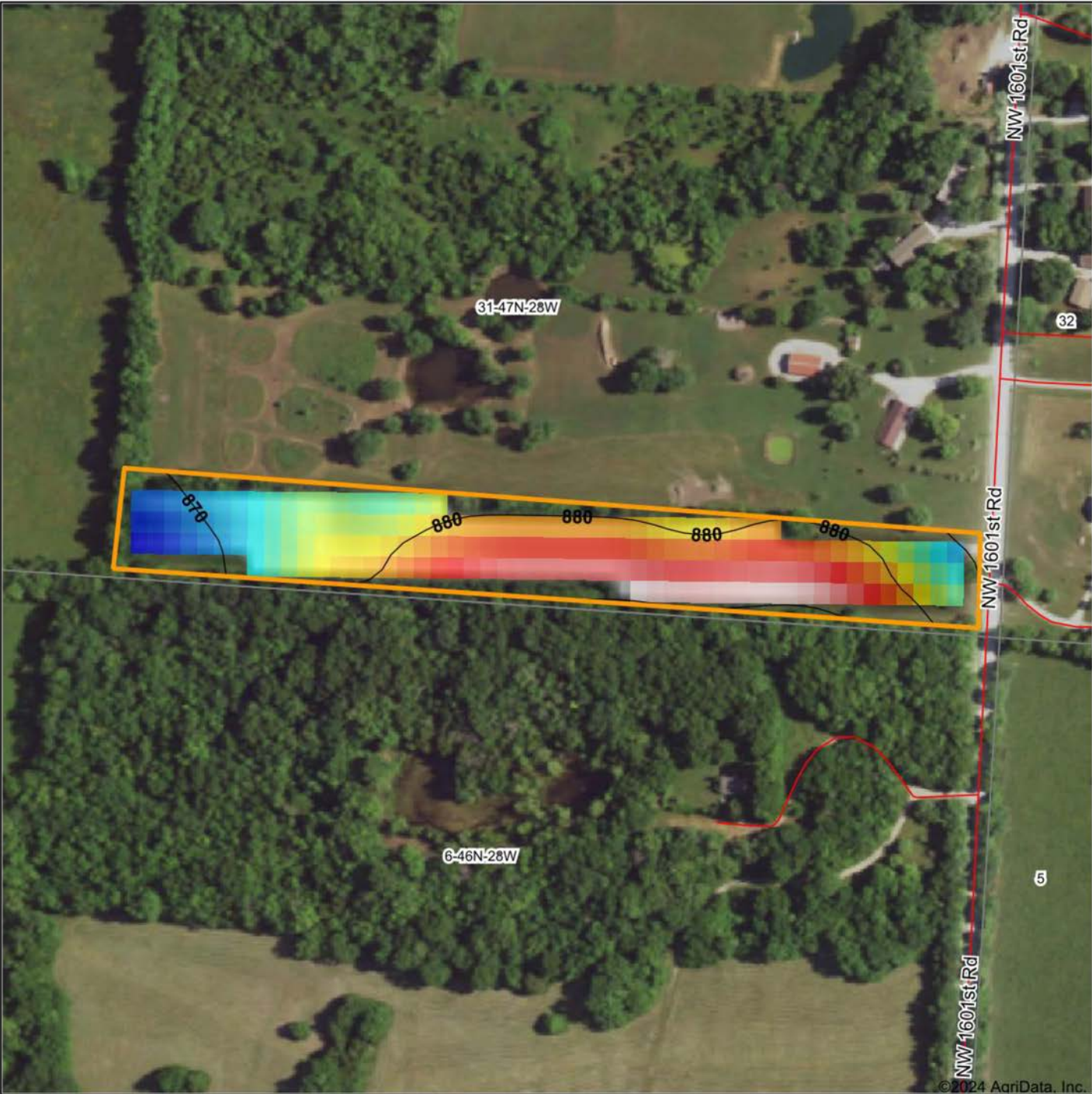
www.AgriDataInc.com

31-47N-28W
Johnson County
Missouri



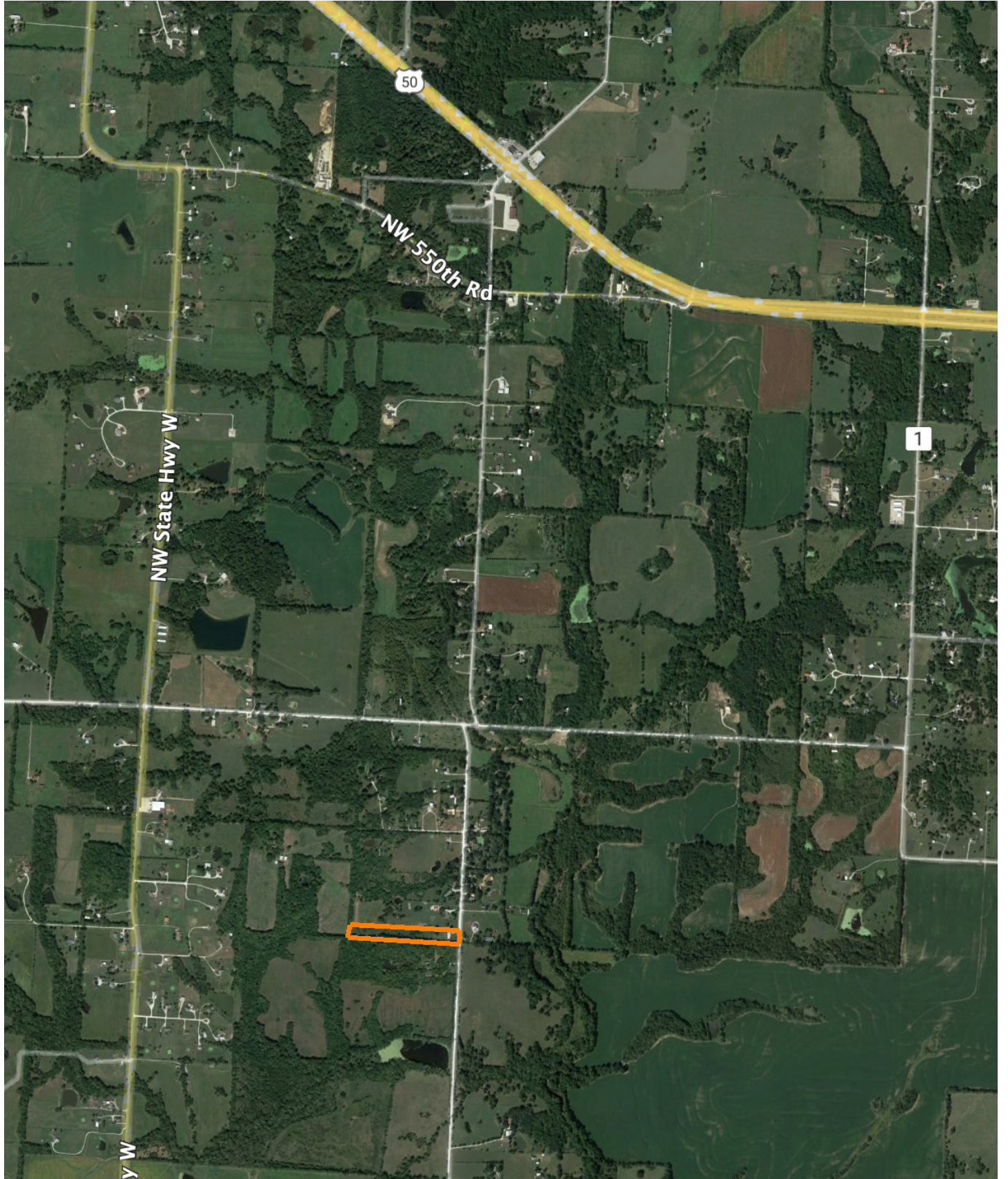
2/6/2024

HILLSHADE MAP



| | | |
|--|--|---|
| <p>Low Elevation High</p> | <p>Source: USGS 10 meter dem Interval(ft): 10 Min: 865.0 Max: 893.5 Range: 28.5 Average: 880.8 Standard Deviation: 6.99 ft</p> | <p>0ft 247ft 494ft</p> |
| <p>Maps Provided By:</p> <p>surety CUSTOMIZED ONLINE MAPPING © AgriData, Inc. 2023 www.AgriDataInc.com</p> | <p>2/6/2024</p> <p>Boundary Center: 38° 49' 52.58, -94° 2' 46.62</p> | <p>31-47N-28W Johnson County Missouri</p> |

OVERVIEW MAP



AGENT CONTACT

Scott's passion for the outdoors is fueled by whitetail, turkey and waterfowl. A member of various duck clubs for over 25 years, Scott has extensive waterfowl knowledge and wetland management skills. When he's not hunting, you can find Scott on the water - fly fishing or tournament bass fishing.

Born in Kansas City, Missouri, Scott graduated from Lee's Summit High School, and went on to earn a degree in Speech Communication from the University of Missouri. Prior to joining Midwest Land Group, he built a career in medical sales serving hospitals, outpatient clinics and ambulatory surgery centers, and earned the President's Club award on multiple occasions. This experience led this agent to become detail-oriented, solutions-driven, and proficient in managing large and complicated business deals, which comes in handy as a land agent.

Scott is an active member of Our Lady of the Presentation church and school; a member of Ducks Unlimited, Delta Waterfowl, the National Wild Turkey Federation, and Lakewood Bass Fishing Club; and is also a coach for the Lee's Summit Softball Association. He and his wife, Stacie, enjoy cheering on their daughters, Ava and Lyla, who keep them busy with sports and activities.



SCOTT VENTIMIGLIA, LAND AGENT
816.695.4294
SVentimiglia@MidwestLandGroup.com



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