

MIDWEST LAND GROUP PRESENTS



COFFEY COUNTY, KS

15 ACRES



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

A HISTORIC 160 YEAR OLD HOME ON 15 ACRES

This 15 +/- acres is located in Burlington, Kansas, and holds a beautiful Victorian home, a detached garage, fruit trees, and so much more.

The front of the property is lined with a white fence that leads up the driveway to a brick Victorian home built in 1860, with low electricity bills due to the expansive solar panels. The driveway is tree-lined with large oak, pear, apple, and cherry trees, bringing a secluded charm. When you see the home, it will be hard to miss the extensive craftsmanship that was put into this home over 160 years ago. A modern composite floor deck along the front of the house mixes with the rock columns of the home, bringing out the mixture of new and old. There is approximately 3,200 square feet of living space that includes 5 bedrooms and multiple bathrooms. When you walk in the front door, you will notice the original wood staircase that is absolutely stunning. On the main floor, there are two separate living room spaces, one complete with a working wood stove and exposed brick walls that create a rustic feel. Under your feet are wood floors throughout the home. The kitchen and dining room are perfect as they are spacious and accommodating for family meals.

Up the stairs are another two floors. The second floor includes spacious bedrooms, an updated bathroom, and an office space as you come up the stairs. The office space has been used previously as an area for workout equipment, storage, and an office workstation. There is another staircase leading to an area mostly used as storage but could easily be used as a loft, office, or children's play area.

The 15 acres include a pasture that has been occupied by horses but could easily hold a few cattle, a 1940s milk barn waiting to be rehabbed, and a nice 40'x30' detached garage to park your vehicles or boat, along with overhead space.

Burlington has a population of just under 3,000 with a great small-town vibe. The city has many restaurants, including two very good Mexican cuisines, "Across the Border" and "Cilantros", stores, and if you like recreation such as fishing and boating, John Redmond Reservoir, Wolf Creek Reservoir, and Melvern Lake are not far away.



PROPERTY FEATURES

PRICE: **\$275,000** | COUNTY: **COFFEY** | STATE: **KANSAS** | ACRES: **15**

- 1860s Victorian home
- 3,200 square feet
- 5 bedrooms
- Electricity from solar panels
- Horse and cattle pasture
- 40'x30' detached garage
- Blacktop frontage
- Convenient recreational opportunities
- Burlington, Kansas
- 40 minutes to Emporia
- 45 minutes to Ottawa



1860S VICTORIAN HOME

When you see the home, it will be hard to miss the extensive craftsmanship that was put into this home over 160 years ago. There is approximately 3,200 square feet of living space that includes 5 bedrooms and multiple bathrooms.



INTERIOR PHOTOS



1940S MILK BARN



FRUIT TREES



HORSE AND CATTLE PASTURE

The 15 acres include a pasture that has been occupied by horses but could easily hold a few cattle



AERIAL MAP



Maps Provided By:



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Boundary Center: 38° 10' 59.18, -95° 44' 45.93

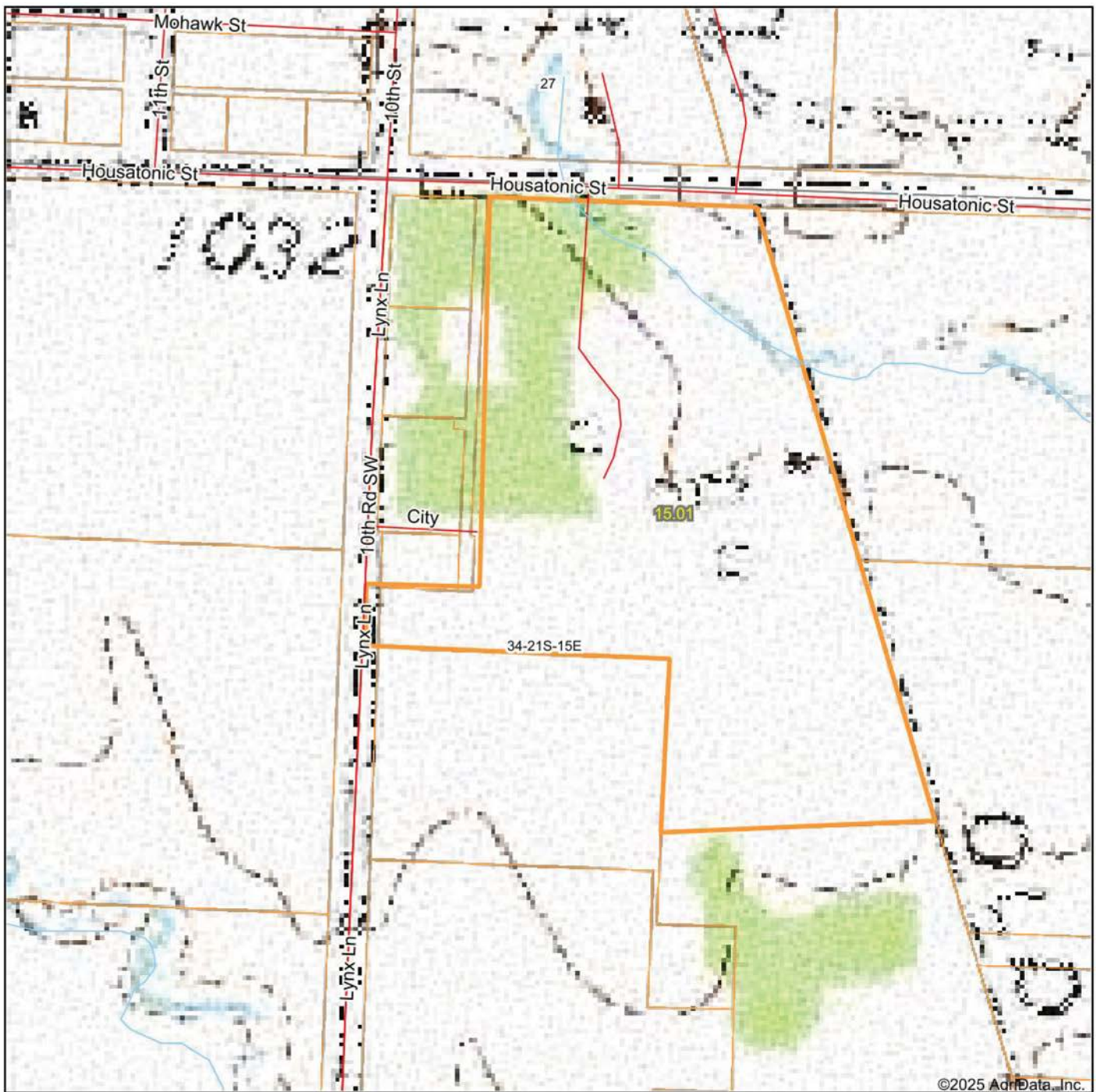
34-21S-15E
Coffey County
Kansas

0ft 279ft 558ft



6/25/2025

TOPOGRAPHY MAP



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Map Center: 38° 10' 58.55, -95° 44' 48.34

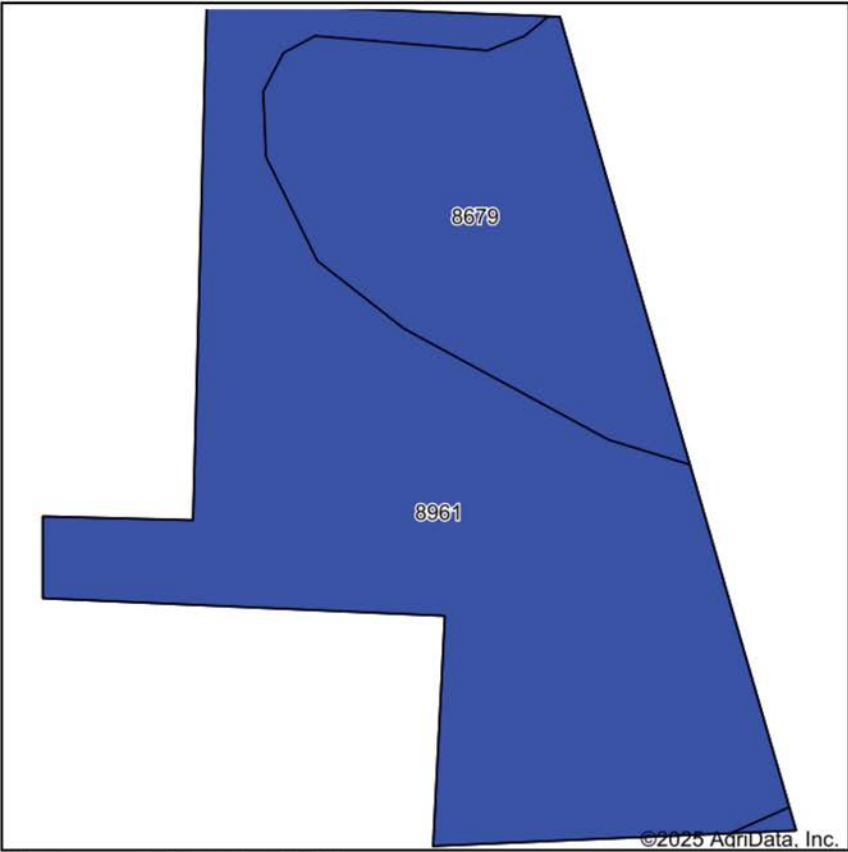
0ft 279ft 558ft

34-21S-15E
Coffey County
Kansas

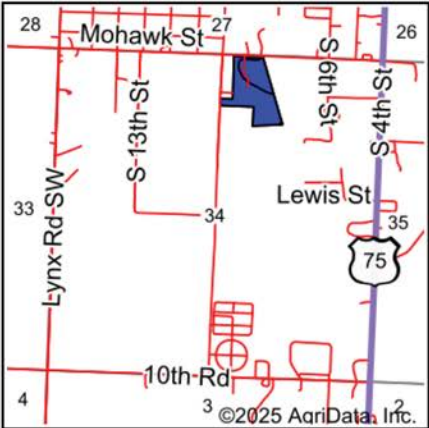


6/25/2025

SOILS MAP



Soils data provided by USDA and NRCS.



State: **Kansas**
County: **Coffey**
Location: **34-21S-15E**
Township: **Burlington**
Acres: **15.01**
Date: **6/25/2025**



Maps Provided By:
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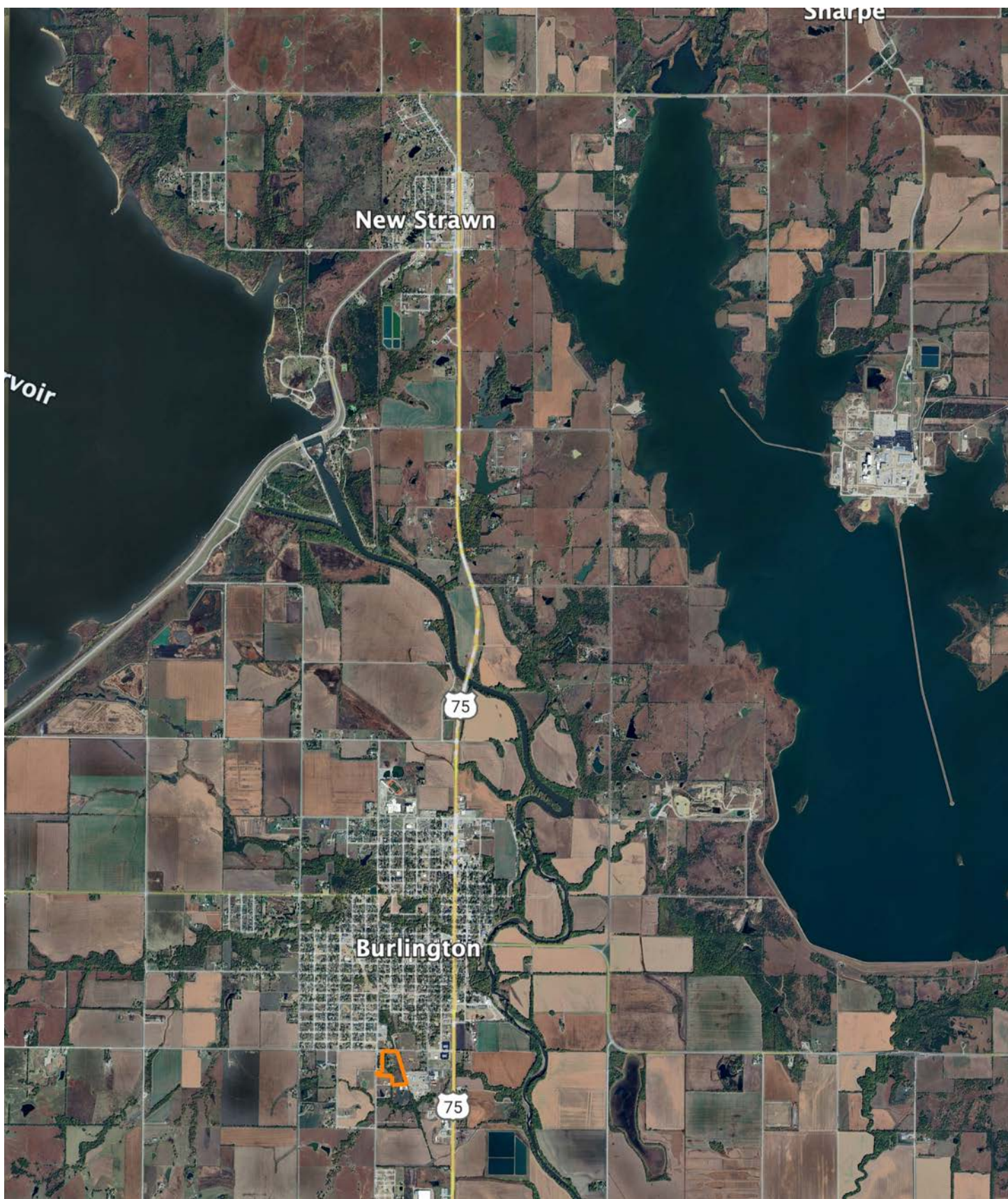


Area Symbol: KS031, Soil Area Version: 22

Code	Soil Description	Acres	Percent of field	Non-Irr Class Legend	Restrictive Layer	Non-Irr Class *c	Range Production (lbs/acre/yr)	*n NCCPI Overall	*n NCCPI Corn	*n NCCPI Small Grains	*n NCCPI Soybeans	*n NCCPI Cotton
8961	Woodson silt loam, 0 to 1 percent slopes	10.41	69.4%		> 6.5ft.	IIIs	4233	53	48	52	50	44
8679	Dennis silt loam, 1 to 3 percent slopes	4.60	30.6%		> 6.5ft.	IIe	4838	79	78	59	64	69
Weighted Average						2.00	4418.4	*n 61	*n 57.2	*n 54.1	*n 54.3	*n 51.7

*n: The aggregation method is "Weighted Average using all components"
*c: Using Capabilities Class Dominant Condition Aggregation Method

OVERVIEW MAP



AGENT CONTACT

Introducing Aaron Blount of Midwest Land Group, your dedicated expert for Eastern Kansas and Western Missouri. Born in Texas and a proud alumnus of Lakeview Centennial High School in Garland, Aaron's journey led him to Emporia State on a football scholarship. But it was the allure of Kansas' majestic Whitetails and Midwest warmth that convinced him to lay roots post-graduation.

Now residing in Osawatomie with his wife, Jade, and son, Bowen, the Blounts are passionate about the outdoors. Whether they're hunting whitetail, mule deer, turkey, or fishing, their activities testify to their deep connection to the land.

In addition to his expertise in land sales, Aaron's drive is genuine. His mission is to work with those who share his respect for the land, be it hunters or farmers. His eight-year tenure as a Police Officer honed his integrity and dedication, making him a trusted partner in land transactions. His hands-on experience, from understanding animal behavior in relation to topography to trail camera placements, sets him apart.

Active in his Lenexa church community, Aaron's previous law enforcement roles saw him rise to the rank of Sergeant, earning accolades including a 2017 Valor Award from the Kansas Chiefs of Police Association.

What sets Aaron apart? His genuine passion, unwavering integrity, and commitment to his clients. It's not just business for Aaron; it's about connecting dreams with reality. His profound knowledge and sincere approach make him the ideal choice for anyone navigating land sales in Kansas and Missouri.



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