

MIDWEST LAND GROUP PRESENTS

10.25 ACRES IN

JACKSON COUNTY MISSOURI



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

RARE 10.25 +/- ACRE BUILD SITE IN CENTRAL JACKSON COUNTY

It's super rare for a 10.25 +/- acre parcel to become available in central Jackson County, especially one of this caliber! It is conveniently located on a nice blacktop road just off Noland Road, so access to the greater Kansas City area is a breeze. You are welcomed to the property with a nice, gated entry and then quickly disappear into your wooded oasis. A hilltop clearing is already in place as an incredible build site with amazing views overlooking the property. Electricity has also been installed at the site.

Beyond the great home site, you can explore the entire property on an extensive trail system with over a mile

of trails! The land is heavily wooded with a great mix of mature timber hardwoods. The topography features nice ridge tops and elevation changes, great for recreational opportunities such as hiking or biking. As you wind throughout the property, you will notice huge rock formations that are very cool and unique. If hunting is up your alley, this is a great area for deer and turkeys. Check out the giant buck in the trail camera photos!

This one is really unique and stands out! Build sites this beautiful and close to the city are hard to come by! Contact Skyler Wirsig at (816) 500-0168 for more information or to schedule a showing.



PROPERTY FEATURES

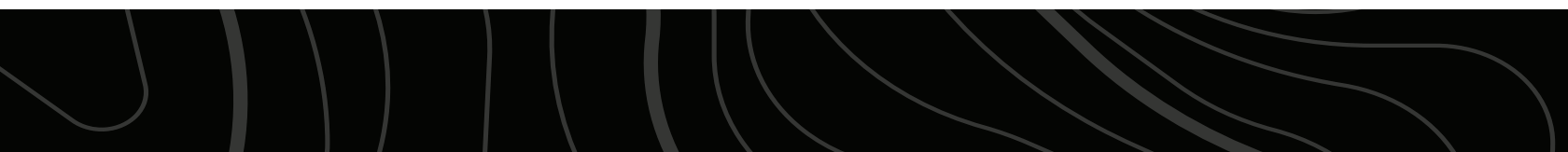
PRICE: **\$295,000** | COUNTY: **JACKSON** | STATE: **MISSOURI** | ACRES: **10.25**

- 10.25 +/- acres
- Blacktop road access
- Gated entrance
- Picturesque build site
- Electricity installed to build site
- Amazing views
- Over a mile of trails
- Heavily wooded with mature trees
- Great recreational opportunities
- 10 minutes to downtown Lee's Summit
- 20 minutes to downtown Kansas City
- Raytown School District
- 40 minutes to Kansas City International Airport

PICTURESQUE BUILD SITE

A hilltop clearing is already in place as an incredible build site with amazing views overlooking the property.

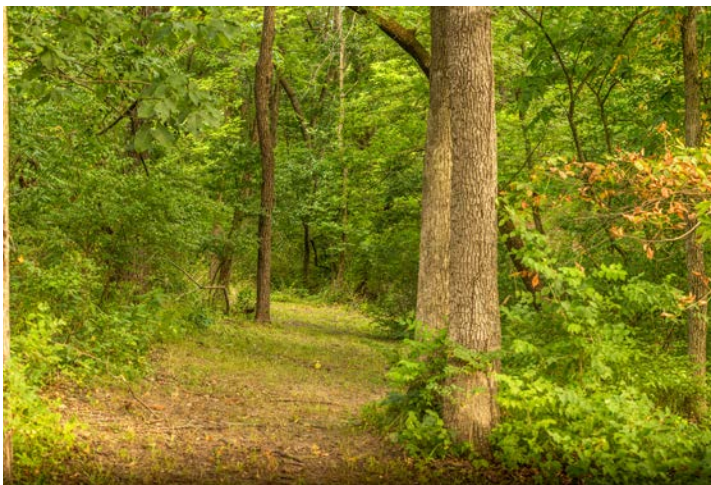
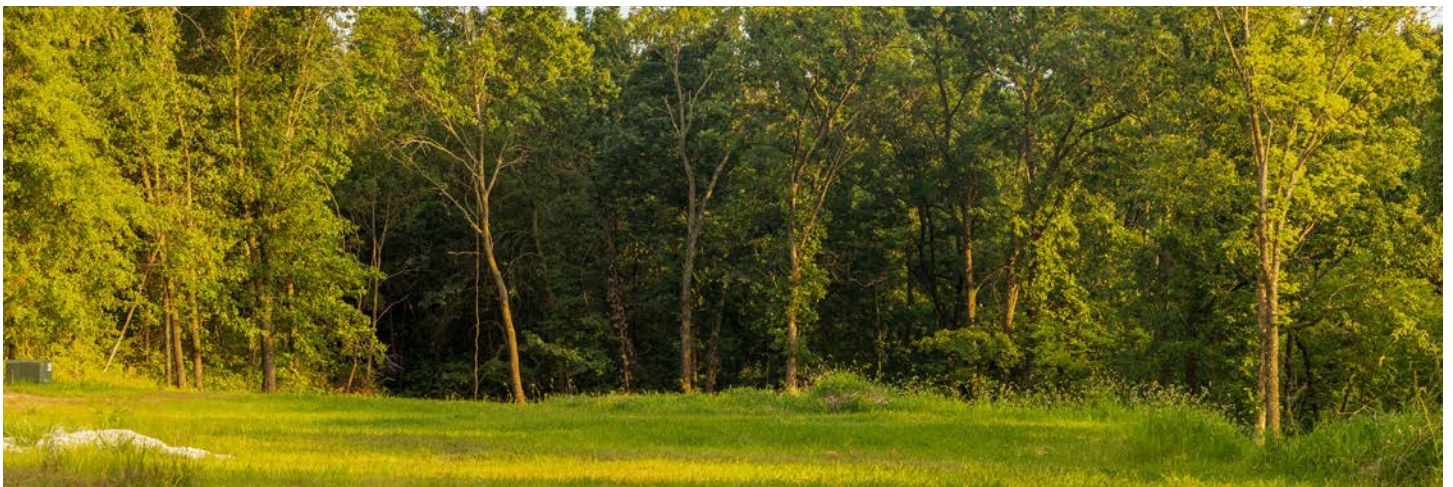
Electricity has also been installed at the site.



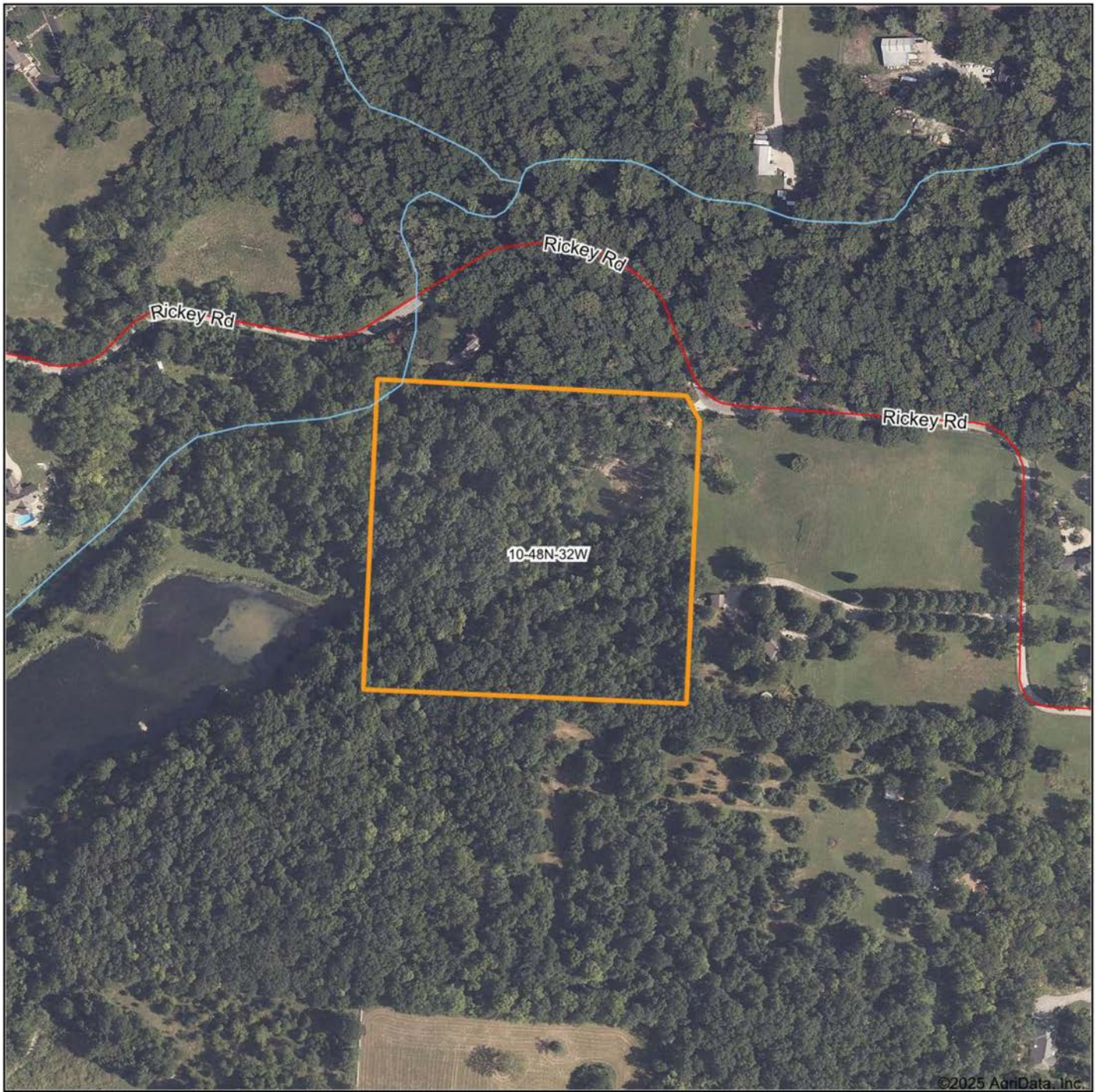
GATED ENTRANCE



WOODED AND ABUNDANT WILDLIFE



AERIAL MAP



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Maps Provided By:



CUSTOMIZED ONLINE MAPPING
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Boundary Center: 38° 59' 42.01, -94° 25' 32.2

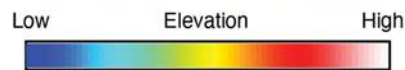
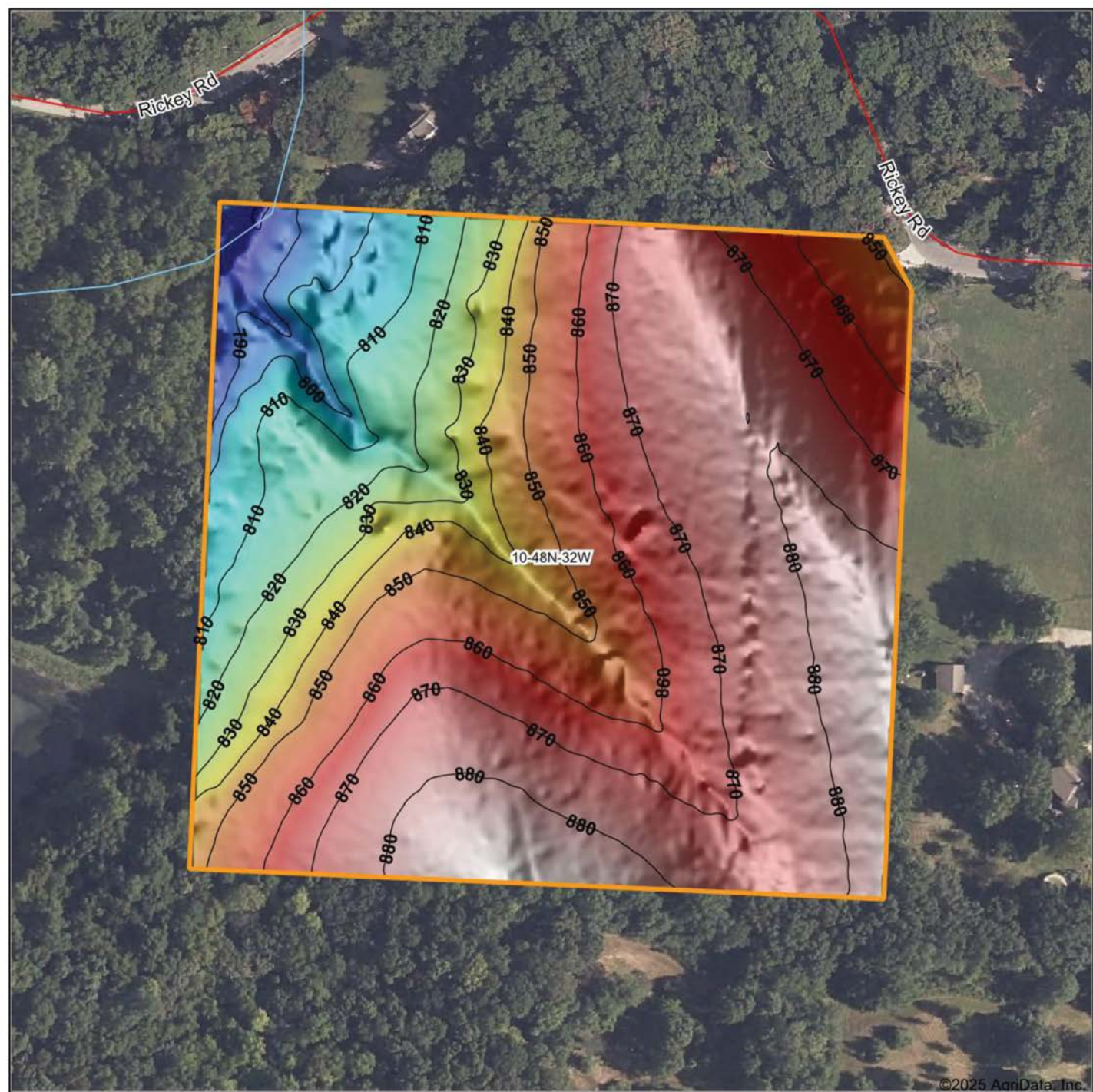
0ft 328ft 656ft

10-48N-32W
Jackson County
Missouri



6/16/2025

HILLSHADE MAP



Maps Provided By:



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Source: USGS 1 meter dem

Interval(ft): 10

Min: 779.7

Max: 889.4

Range: 109.7

Average: 853.5

Standard Deviation: 26.87 ft

0ft 152ft 304ft

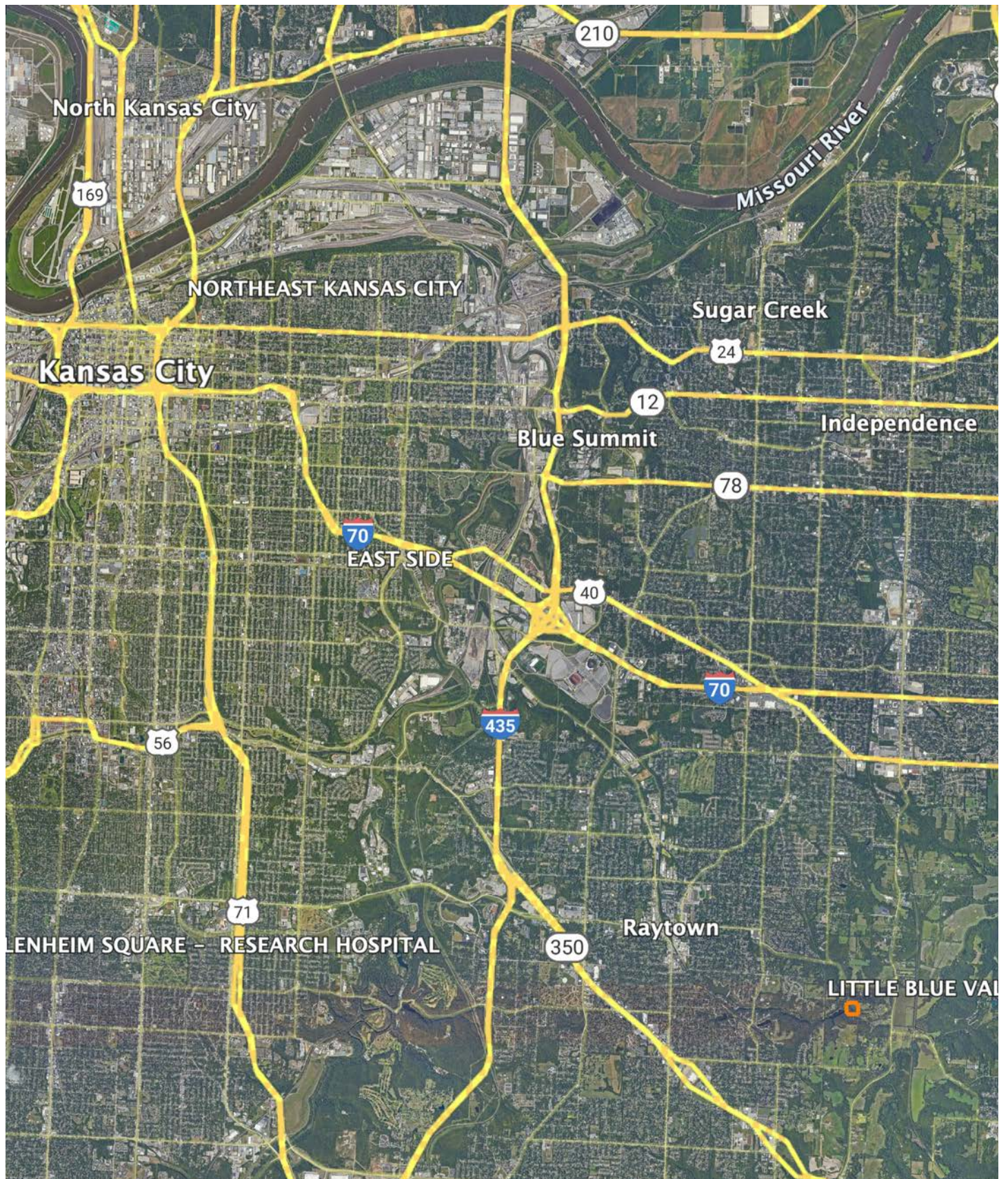


6/16/2025

10-48N-32W
Jackson County
Missouri

Boundary Center: 38° 59' 42.01, -94° 25' 32.2

OVERVIEW MAP



AGENT CONTACT

Skyler Wirsig is a seasoned steward of the land with a firm focus on developing and managing agricultural properties. Over 15 years, he has gained invaluable experience filming and hunting for the Outdoor Channel's Heartland Bowhunter, which has earned several accolades under his watch.

Hailing from Kansas City, Missouri, Skyler graduated from William Jewell College with degrees in Business Administration and Critical Thought & Inquiry. His previous role as an operations manager, handling sales and customer relationships across 20 countries, enhances his effectiveness as a real estate agent.

A dedicated sportsman, Skyler proudly holds the Archery Missouri State Record for an 8-point whitetail. Despite his professional accomplishments, he remains approachable, enjoying fishing, sports, and travel with his family. Skyler also volunteers for the Wounded Warriors in Action Foundation. Residing on his farm in Grain Valley, Missouri, with his wife and sons, Skyler brings a wealth of expertise and a down-to-earth attitude to land sales in the Midwest.



SKYLER WIRSIG

LAND AGENT

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