

MIDWEST LAND GROUP PRESENTS



CASS COUNTY, MO

9 ACRES



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

ONE-OWNER CUSTOM HOME WITH STUNNING VIEWS ON 9 ACRES

Perched to capture stunning panoramic views for miles, this exceptional 3,841 square foot one-owner custom home offers space, quality, and a setting that's hard to match. Situated on nine well-maintained acres in the desirable Archie School District and just 40 minutes from Kansas City, this move-in-ready property delivers the perfect blend of privacy and convenience.

The thoughtfully designed 1 1/2-story floorplan features 5-bedrooms and 3 1/2-baths, with generously sized rooms, high ceilings, and an abundance of natural light throughout. Recent updates, including new carpet and fresh interior paint, make the home feel crisp and welcoming from the moment you walk in. At the heart of the home is a gorgeous kitchen complete with stainless steel appliances, a propane gas cooktop, ample cabinetry, and plenty of workspace for gathering and entertaining. A striking

see-through fireplace adds warmth and character, creating inviting living spaces on both sides. The large laundry and mud room provide everyday functionality with room to spare. A massive bonus room upstairs is ideal for a playroom, office, or entertainment area. The full unfinished basement offers excellent storage and endless potential for additional finished space. Fiber internet ensures you stay connected with ease. A three-car garage provides ample room for vehicles and equipment, complementing the beautifully maintained acreage.

Step outside to enjoy the expansive deck overlooking rolling countryside views, or unwind around the firepit under the open sky. If you're searching for space, views, and a meticulously cared-for home in a highly regarded school district, this property is a rare opportunity you won't want to miss.



PROPERTY FEATURES

COUNTY: **CASS** | STATE: **MISSOURI** | ACRES: **9**

- 3,841 square feet one-owner custom home
- 1 1/2-story floorplan
- Stunning panoramic views for miles
- Move-in ready
- 5-bedrooms, 3 1/2-bathrooms
- Large rooms
- New carpet and fresh paint
- High ceilings
- Gorgeous kitchen
- Stainless appliances
- Propane gas cooktop
- Large laundry and mud room
- See-through fireplace
- Full unfinished basement
- Fiber internet
- Large deck
- Three-car garage
- Well-maintained nine acres
- Firepit
- Archie School District
- 40 minutes from Kansas City



3,841 SQUARE FEET HOME



5 BEDROOM AND 3 BATHROOMS



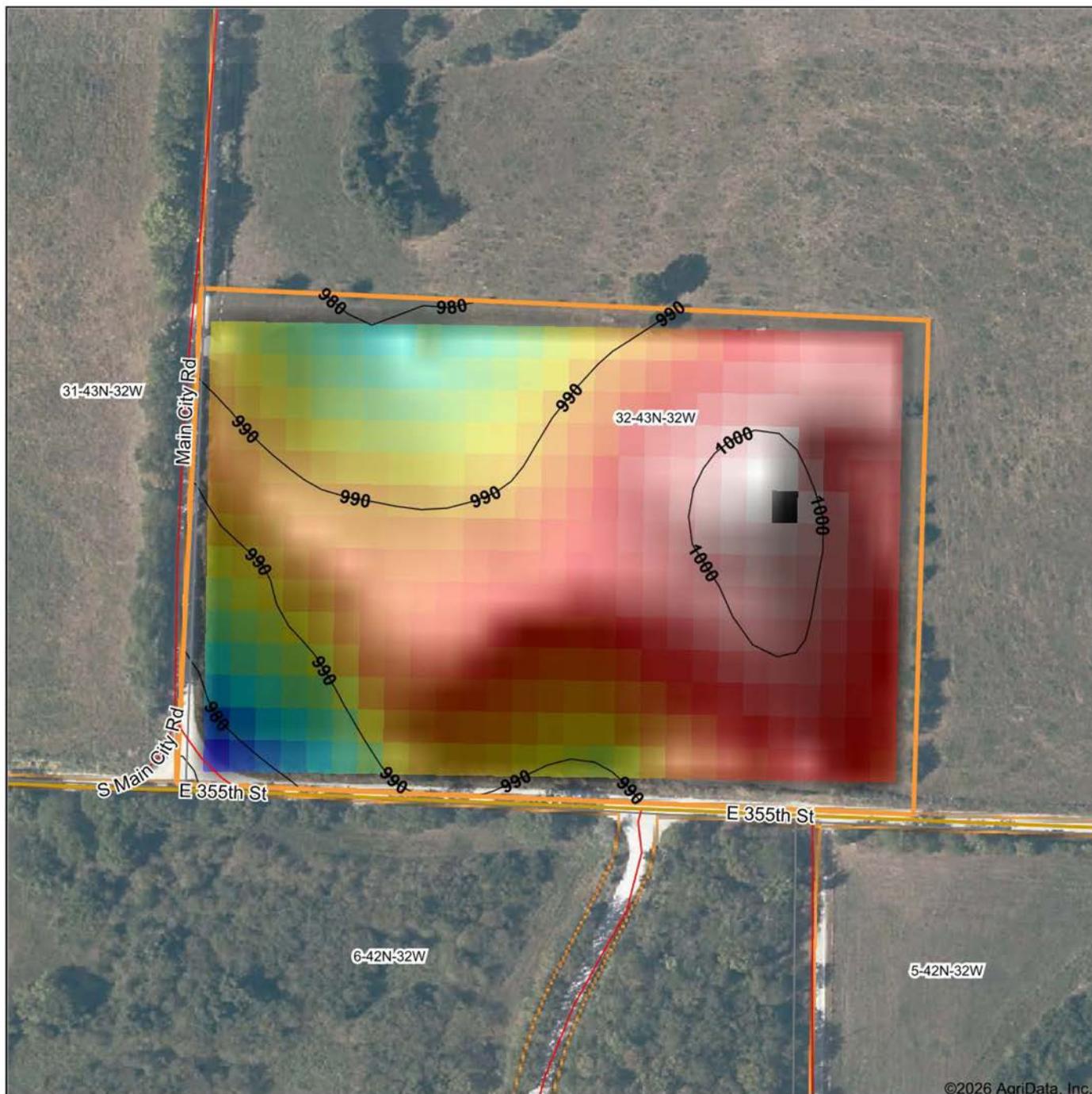
RECENT UPDATES



WELL MAINTAINED 9 +/- ACRES



HILLSHADE MAP



Maps Provided By:
surety
 CUSTOMIZED ONLINE MAPPING
 © AgriData, Inc. 2025 www.AgriDataInc.com

Source: USGS 10 meter dem
 Interval(ft): 10
 Min: 972.6
 Max: 1,003.0
 Range: 30.4
 Average: 992.5
 Standard Deviation: 5.68 ft



2/24/2026

32-43N-32W
Cass County
Missouri

Boundary Center: 38° 28' 33.12, -94° 29' 29.11

OVERVIEW MAP



BROKER CONTACT

Serving Western Missouri and Eastern Kansas, Ben brings a wealth of knowledge and passion to his role. After several years in the industry, he has experience selling a wide variety of types of land and rural properties, and has developed an intimate understanding of the market's nuances, navigating various market conditions successfully.

Ben holds a Bachelor of Science in Technology, specializing in Construction Management, from Pittsburg State University. His professional background in estimating and project management equips him with the skills to accurately evaluate properties and communicate effectively with clients. He frequently demonstrates the willingness and expertise to problem-solve and utilize marketing strategies such as subdividing and other creative solutions for optimizing the values of properties.

Growing up in Raymore, Missouri, he developed a love for hunting and fishing, spending time in the outdoors throughout several counties across western Missouri. His extensive hunting experience, love for the outdoors, and personal connection to land ownership enhance his expertise. As a top-performing agent with various accolades, Ben's consistent sales record speaks volumes about his commitment and proficiency.

Outside of work, Ben enjoys hunting, fishing, cooking, and spending time with his wife Sara and their four children. Clients seeking to sell or buy property in Missouri and Kansas can trust Ben's dedication and market insight to achieve real estate goals.



BEN EWBANK, LAND BROKER
816.820.2345
BEwbank@MidwestLandGroup.com



MidwestLandGroup.com

This property is being offered by Midwest Land Group, LLC. 913.674.8010. All information provided by Midwest Land Group, LLC or their agents was acquired from sources deemed accurate and reliable, however we do not warrant its accuracy or completeness. Midwest Land Group, LLC assumes no liability for error, omission or investment results. Midwest Land Group, LLC. Licensed in Alabama, Arkansas, Illinois, Indiana, Iowa, Kansas, Kentucky, Louisiana, Minnesota, Mississippi, Missouri, Montana, Nebraska, Ohio, Oklahoma, South Dakota, Tennessee, Texas, Wisconsin, and Wyoming.