

MIDWEST LAND GROUP PRESENTS



**154 ACRES**  
**RENO COUNTY, KS**

**000 W Irish Creek Road, Langdon, Kansas 67583**



MIDWEST LAND GROUP IS HONORED TO PRESENT

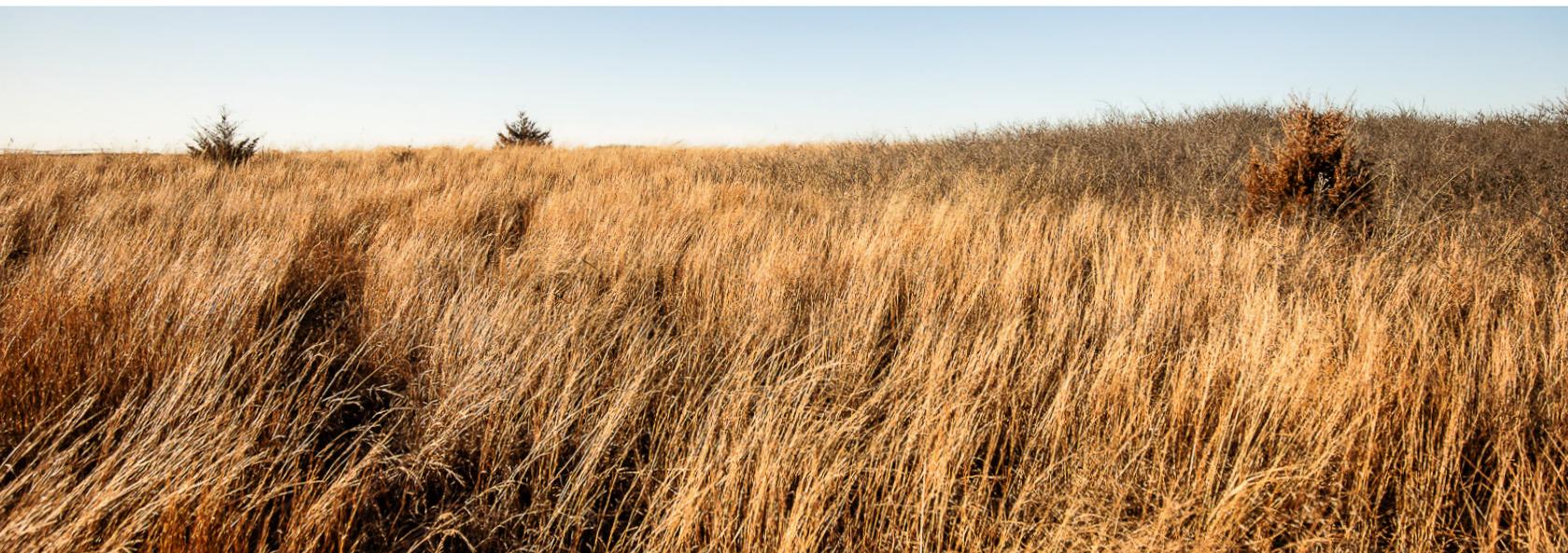
# SHAGGY PASTURE PERFECT FOR HUNTING & GRAZING

In Southwest Reno County near the town of Langdon is 154 +/- acres of woolly pasture. This would make the ideal investment for a hunter looking for some grazing lease income or vice versa, a cattleman looking for extra space for mamma cows with a side of hunting lease income. There is a drilled water well and a dug pond that reliably holds water on opposite ends of the property. Fencing is in serviceable condition. The land is unencumbered by any leases and will be available for grazing this summer. The grasses are thick. The pasture was not stocked last year, left to recover from the drought, and the 2025 summer rains sure did benefit the forage stand.

This tract is in a neighborhood known for producing trophy whitetail. Adjacent to a big block of timber and irrigation pivots, deer have the escape cover and food sources they need to survive. This parcel is characterized by dense plum thickets, heavy timber rows, and

scattered cedar trees. This habitat will continue to fill in and age into a top-notch recreational property. To fully appreciate the cover on the property you have to get boots on the ground. Head high grasses, rolling hills topped with sandhill plums, visibility across the property is minimal unless you are in an elevated deer stand. In addition to the whitetail herd, there is a healthy population of turkeys, pheasants, and quail. An inexpensive development of a larger body of water would also lead to quality duck hunting opportunities.

The location could make a nice buildsite with electricity along the road and just a half mile to pavement in either direction. Build a hunting cabin or your forever home and make a lifetime of memories. Don't miss the opportunity. To schedule a tour, contact the listing agent Sean Thomas at (620) 712-2775 or [sthomas@midwestlandgroup.com](mailto:sthomas@midwestlandgroup.com)



# PROPERTY FEATURES

COUNTY: **RENO** | STATE: **KANSAS** | ACRES: **154**

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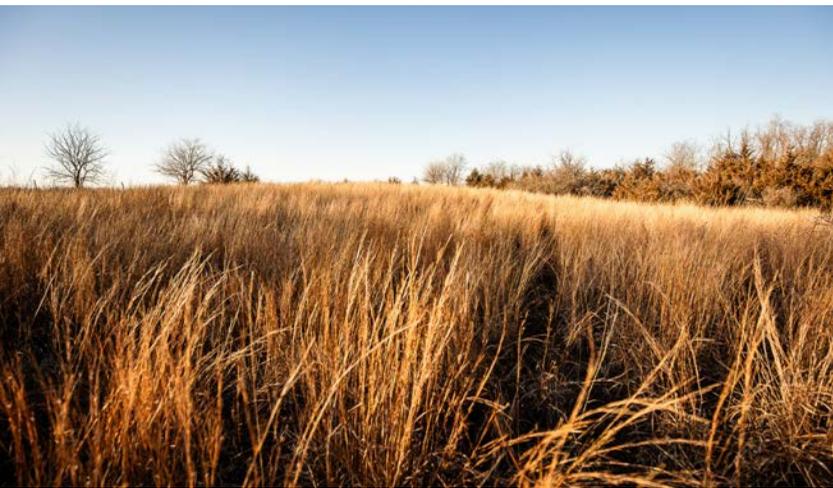
- Trophy whitetail deer
- Deer management unit 15
- Turkeys & pheasants
- Mature trees and thick brush
- Drilled water well
- Dug pond
- Perimeter fence
- Mineral rights transfer
- Open tenancy, no leases
- Electricity at road
- Half mile to blacktop
- 20 miles to Hutchinson



# 154 +/- ACRES OF PASTURE

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In Southwest Reno County near the town of Langdon is 154 +/- acres of woolly pasture. The land is unencumbered by any leases and will be available for grazing this summer. The grasses are thick.



# ELECTRICITY AT ROAD

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# DUG POND

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# PERIMETER FENCE

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# DRILLED WATER WELL

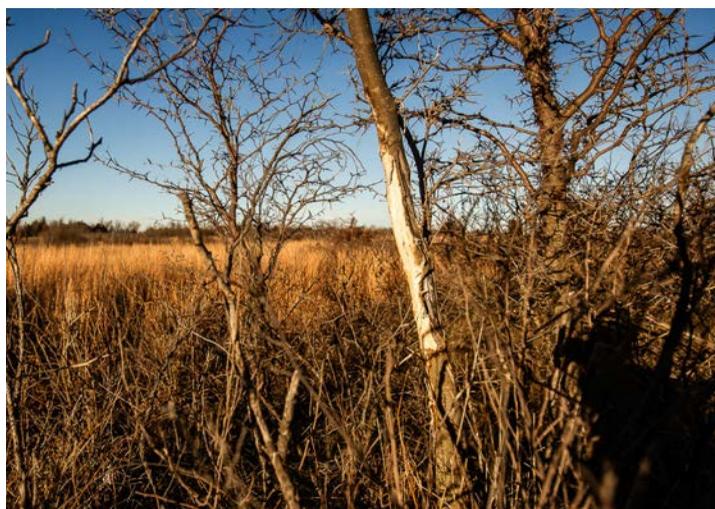
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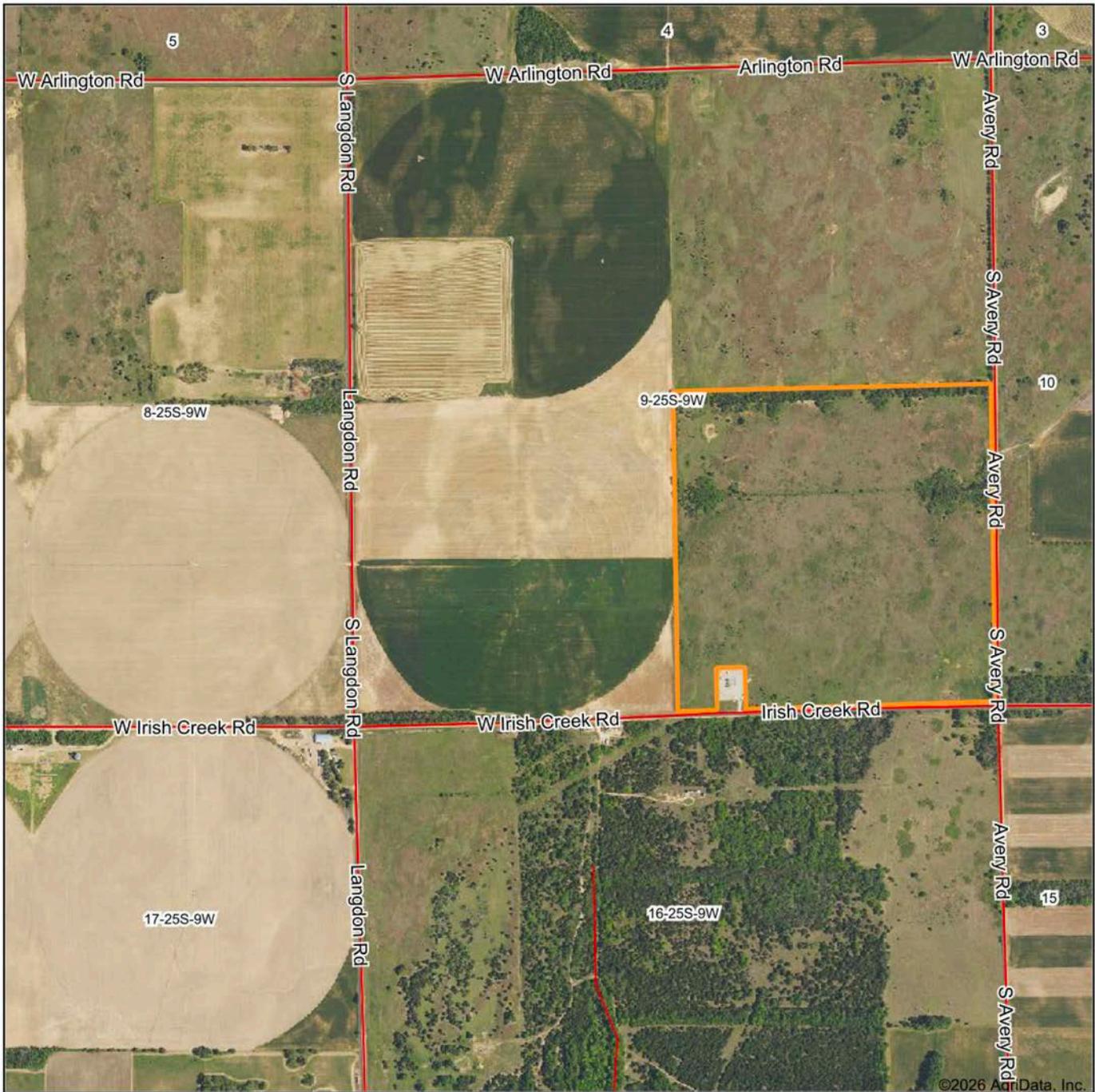
# TROPHY WHITETAIL DEER

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This tract is in a neighborhood known for producing trophy whitetail. Adjacent to a big block of timber and irrigation pivots, deer have the escape cover and food sources they need to survive. This parcel is characterized by dense plum thickets, heavy timber rows, and scattered cedar trees.



# AERIAL MAP



Boundary Center: 37° 53' 11.25, -98° 18' 42.65

0ft 1271ft 2543ft



Maps Provided By:



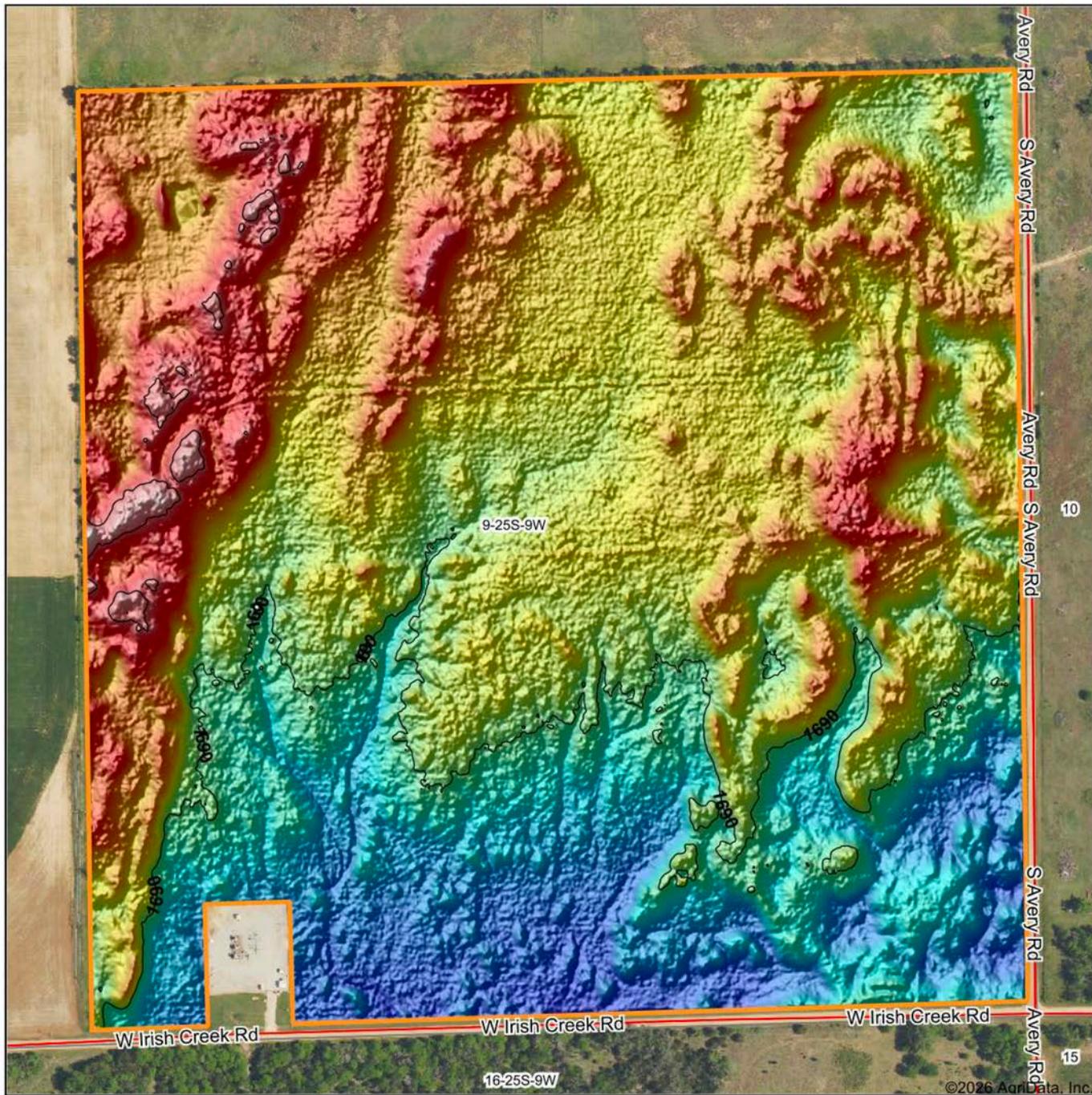
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**9-25S-9W**  
**Reno County**  
**Kansas**



2/20/2026

# HILLSHADE MAP



Maps Provided By:  
**surety**  
 CUSTOMIZED ONLINE MAPPING  
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Source: USGS 1 meter dem  
 Interval(ft): 10  
 Min: 1,682.3  
 Max: 1,703.2  
 Range: 20.9  
 Average: 1,691.9  
 Standard Deviation: 4.04 ft

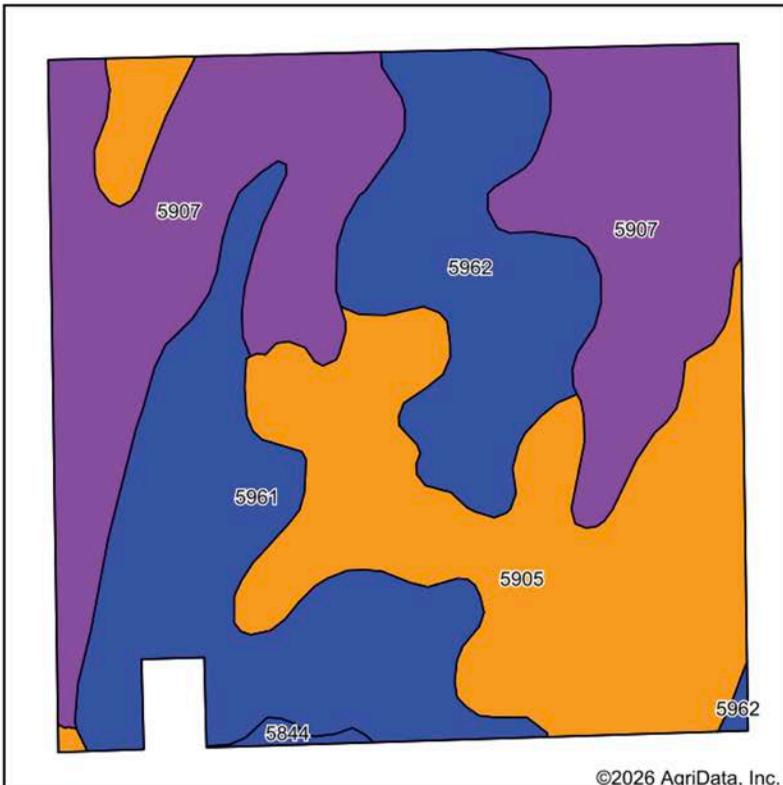


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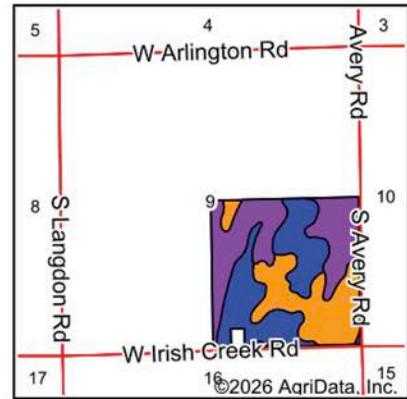
**9-25S-9W**  
**Reno County**  
**Kansas**

Boundary Center: 37° 53' 11.25, -98° 18' 42.65

# SOIL MAP



Soils data provided by USDA and NRCS.



State: **Kansas**  
 County: **Reno**  
 Location: **9-25S-9W**  
 Township: **Langdon**  
 Acres: **153.7**  
 Date: **2/20/2026**



Maps Provided By:  
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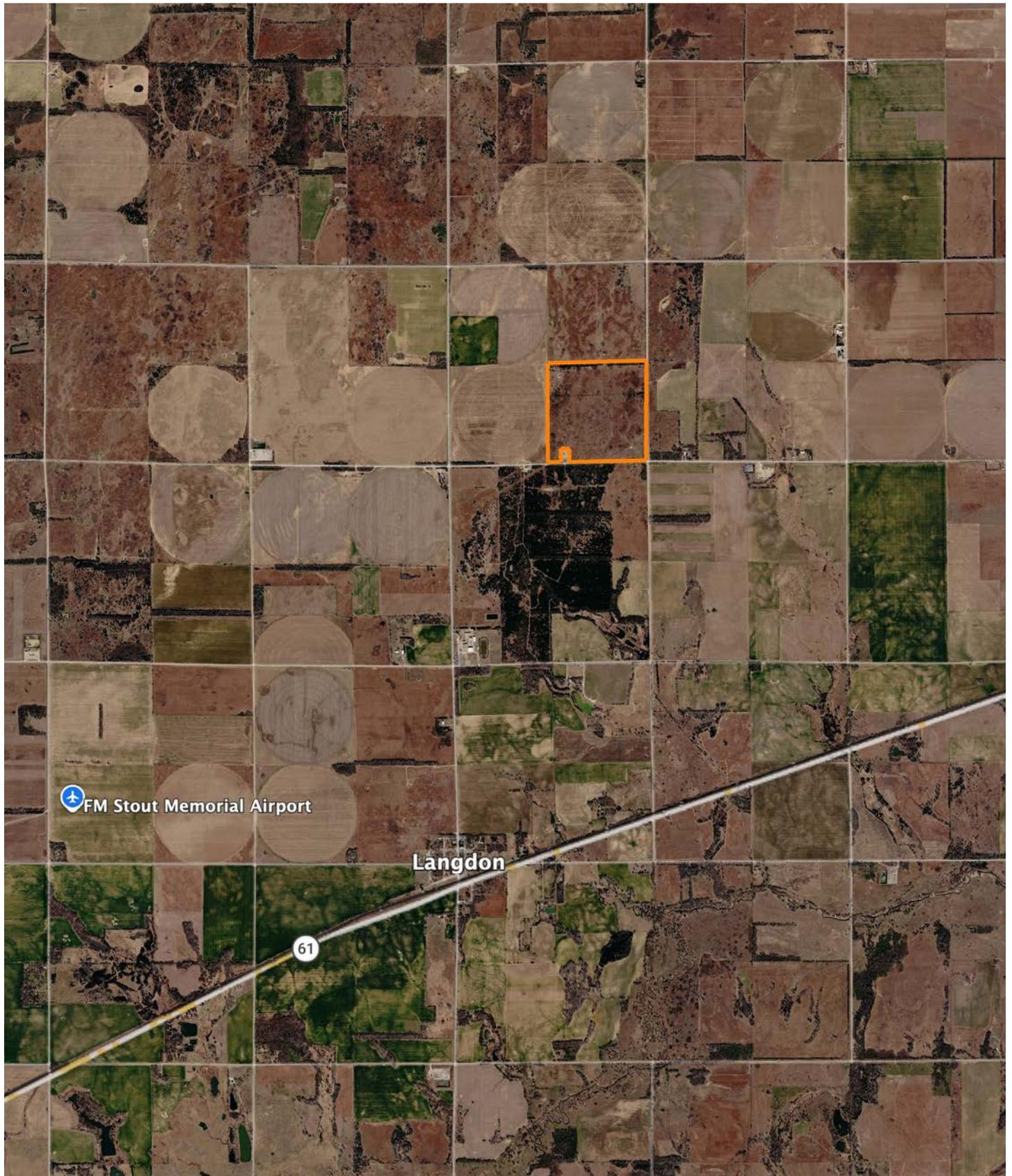


Area Symbol: KS155, Soil Area Version: 22

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 Soybeans
5907	Langdon fine sand, 0 to 15 percent slopes	54.61	35.6%		> 6.5ft.	Vle	2629	27	27	24
5905	Hayes-Solvay loamy fine sands, 0 to 5 percent slopes	44.26	28.8%		> 6.5ft.	IIIe	4276	50	46	50
5961	Solvay loamy fine sand, 0 to 2 percent slopes	30.93	20.1%		> 6.5ft.	Ile	5750	50	49	50
5962	Spelvin loamy sand, 0 to 1 percent slopes	23.22	15.1%		> 6.5ft.	Ils	3000	49	47	48
5844	Warnut fine sandy loam, 0 to 1 percent slopes	0.68	0.4%		> 6.5ft.	IIw	7000	51	49	51
<b>Weighted Average</b>						<b>3.71</b>	<b>3806.7</b>	<b>*n 41.7</b>	<b>*n 40</b>	<b>*n 40.5</b>

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

# OVERVIEW MAP



# AGENT CONTACT

Sean Thomas has a love and appreciation for the land. Born and raised in Overland Park, KS, Sean graduated from St. Thomas Aquinas High School and earned a B.S. in Park Management and Conservation, with a Minor in Business Administration from Kansas State University. This education refined Sean's natural ability to observe and identify the unique qualities each piece of property holds and communicate that potential to clients so that they can achieve their goals, from vision to completion.

Prior to coming to Midwest Land Group, he spent 10 years in parks and recreation administration, specializing in property management, maintenance, and construction. This hands-on experience provided a unique opportunity to study wildlife behavior, especially waterfowl in different environments. Sean shares that knowledge with clients so they can begin successful wildlife management on their property.

A volunteer with Big Brothers Big Sisters, he enjoys mentoring his little brother and introducing him to the outdoors, whether it be fishing or playing sports. Sean is an avid duck and deer hunter and actively serves in ministries at his local church. Sean and his wife Betsy, live on a farm near Inman, KS with their two dogs, Branch and Briar, surrounded by pastures in the Sandhills.



**SEAN THOMAS,**  
LAND AGENT  
**620.833.0110**  
[SThomas@MidwestLandGroup.com](mailto:SThomas@MidwestLandGroup.com)



**MidwestLandGroup.com**

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