

MIDWEST LAND GROUP PRESENTS

55 ACRES IN

CLAY COUNTY MISSOURI



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

55 +/- ACRES IN PRIME LOCATION FOR BUILD SITE OR DEVELOPMENT

Nestled in the heart of Liberty, Missouri, this stunning 55 +/- acre tract offers a rare combination of natural beauty and exceptional development potential. This property is currently zoned both R1A and R1C, opening the door for residential, agricultural, and recreational use all under one ownership. Whether you're a developer eyeing your next project or a buyer searching for the perfect place to build your dream home, this property delivers the flexibility to make it happen.

Positioned with convenient access to both I-35 and State Route 291 — and just approximately 25 minutes from Kansas City International Airport — this tract strikes the perfect balance between rural feels with the conveniences of the city. Ruth Ewing Road frontage

provides easy access to the property, while the rolling terrain and mature timber create a naturally beautiful backdrop that sets this land apart. A prime build site awaits the discerning buyer ready to take advantage of everything Liberty has to offer.

For the hunter, investor, or builder — this property delivers. The mature timber and natural habitat create excellent hunting opportunities, while the dual zoning and prime location make this an outstanding candidate for future development. Whether you're looking to build your forever home, establish a recreational retreat, or capitalize on the developmental potential of a well-positioned piece of ground, this Liberty, Missouri tract is an opportunity worth acting on.



PROPERTY FEATURES

COUNTY: **CLAY** | STATE: **MISSOURI** | ACRES: **55**

- Dual Zoning: R1A & R1C (Residential & Light Commercial)
- Liberty School District
- Prime build site with rolling terrain
- Mature timber
- Hunting opportunities
- Ruth Ewing Road frontage
- Easy access to I-35 & State Route 291
- Approximately 25 minutes to Kansas City International Airport (KCI)
- Residential, agricultural & developmental potential



PRIME BUILD SITE WITH ROLLING TERRAIN



RUTH EWING ROAD FRONTAGE



DEVELOPMENT POTENTIAL



MATURE TIMBER



HUNTING OPPORTUNITIES



AERIAL MAP



Boundary Center: 39° 13' 6.2, -94° 25' 9.55



Maps Provided By:



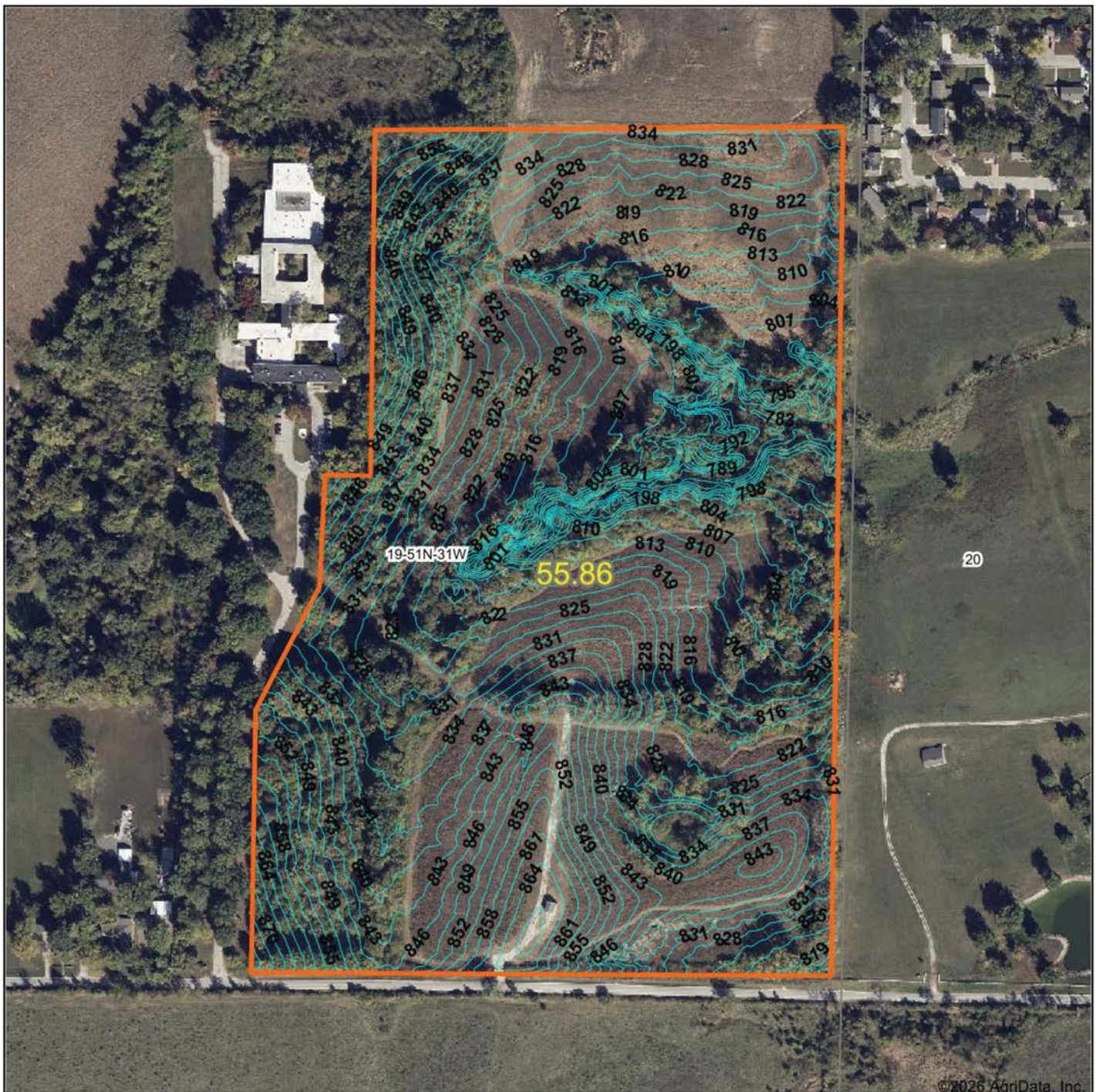
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19-51N-31W
Clay County
Missouri



9/20/2023

TOPOGRAPHY MAP



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Maps Provided By:



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Source: USGS 1 meter dem

Interval(ft): 3.0

Min: 781.2

Max: 877.3

Range: 96.1

Average: 827.4

Standard Deviation: 18.5 ft

0ft 365ft 730ft

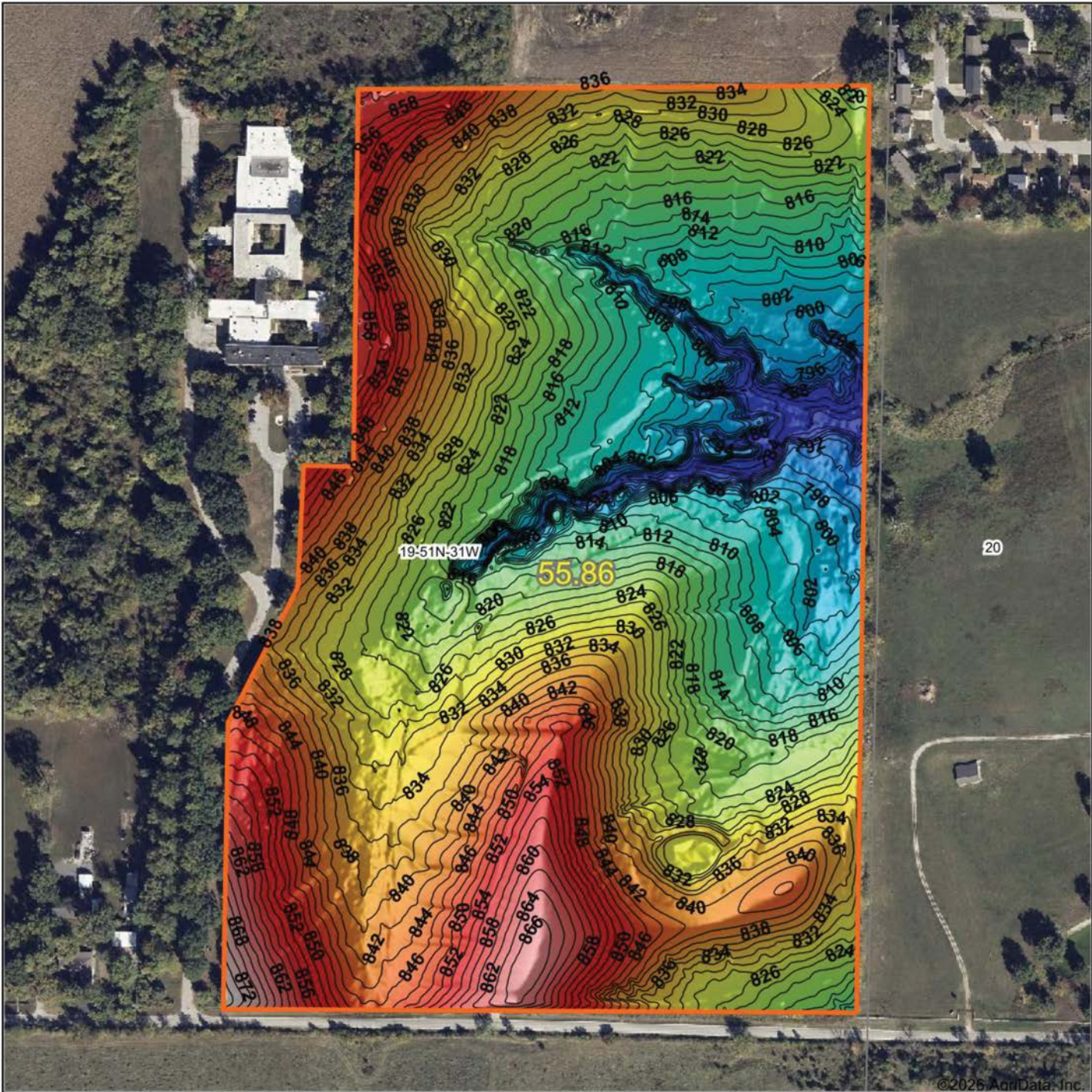


4/15/2026

19-51N-31W
Clay County
Missouri

Boundary Center: 39° 13' 6.93, -94° 25' 9.71

HILLSHADE MAP



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Low Elevation High



Source: USGS 1 meter dem
 Interval(ft): 2
 Min: 781.2
 Max: 877.3
 Range: 96.1
 Average: 827.4
 Standard Deviation: 18.5 ft

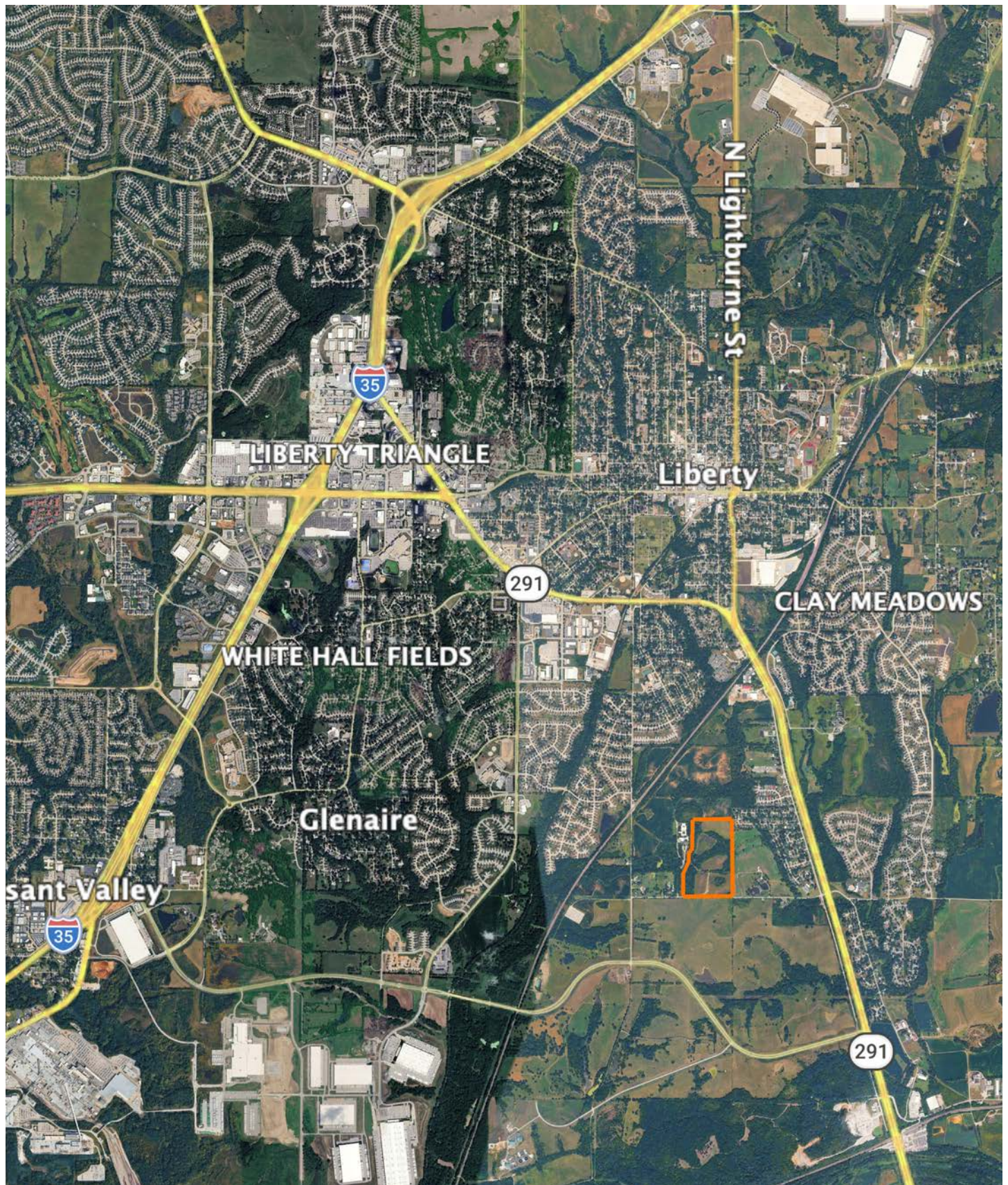


19-51N-31W
Clay County
Missouri

Boundary Center: 39° 13' 6.93, -94° 25' 9.71

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OVERVIEW MAP



AGENT CONTACT

Land agent Jordan Babb has a deep understanding and strong passion for all aspects of the land. More than anything, he loves sharing that passion with others. Born and raised in Kearney, Missouri, Jordan has been an avid hunter since a young age. Having actively managed seven family farms, he understands the importance of land management and maintenance, as well as habitats for wildlife. Ultimately, his goal is to make his clients' plan a reality while serving as a constant resource to his fellow outdoorsmen.

Jordan graduated from Kearney High School and attended Maple Woods Community College, where he studied Business Management. He began his professional career in sales for the commercial tire industry and continued into management and business development. At Midwest Land Group, he's able to combine his professional background with his love for land management and farming. His deep understanding of agriculture, experience in ranching and row crops, and specialization in implementing food plots enable him to connect and educate both buyers and sellers over the opportunities each piece of land holds.

A member of the Red Angus Association of America and I-35 Cattlemen's Association, Jordan is passionate about being a steward of the land and runs a herd of registered Red Angus cattle. He lives for hunting season and enjoys hunting mature whitetails. In his free time, he also enjoys team roping, golfing, grilling out, and spending time with his fiancé, Alison. If you're thinking about buying or selling land in Northwest Missouri, give Jordan a call.



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