

MIDWEST LAND GROUP PRESENTS

39.5 ACRES IN

MIAMI COUNTY KANSAS



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

BUILD OR CAMP AT CAMP MO ACHA

Welcome to Camp MO ACHA, a truly unique 39.5 +/- acre property just south of Paola, Kansas, offering the rare combination of privacy, recreation, and convenience. Located along Highway 169 and just minutes from town, this property features an established network of mowed trails, multiple campsites, great timber, and direct access to Bull Creek. A beautiful, manicured pond stocked with fish provides a peaceful centerpiece, while the abundance of deer and established trails create an exceptional recreational setting that has been largely untouched for years.

The improvements and amenities make this property ready to enjoy from day one. A charming cabin overlooking the pond provides a place to stay while you're enjoying the property, and two machine sheds offer plenty of storage for equipment, trailers, and

recreational gear. Existing driveways and infrastructure are already in place, making this an ideal property for a private hunting camp, weekend retreat, family getaway, or future homesite. With the combination of timber, creek access, water, trails, and abundant wildlife, the recreational possibilities are hard to match this close to Paola and the Kansas City metro.

Adding even more value, the sale includes everything currently on the property, including multiple trailers, an older Ford tractor with a large brush hog, a Grasshopper mower, chainsaws, chains, tools, and additional equipment. Whether you're looking for a place to build, a private camp, a recreational property, or simply a peaceful piece of the country with room to roam, Camp MO ACHA offers a rare opportunity to own a fully equipped 39.5 +/- acre retreat in a convenient location.



PROPERTY FEATURES

COUNTY: **MIAMI** | STATE: **KANSAS** | ACRES: **39.5**

- 39.5 +/- acres
- Located just south of Paola, Kansas
- Convenient Highway 169 access
- Direct Bull Creek access
- Beautiful manicured, stocked pond
- Charming cabin overlooking the pond
- Extensive mowed trail system
- Multiple established campsites
- Great timber and wildlife habitat
- Abundant deer and recreational hunting potential
- Two machine sheds
- Multiple trailers included
- Ford tractor with large brush hog included
- Grasshopper mower included
- Chainsaws, chains, tools, and equipment included
- Established driveways already in place
- Everything currently on the property conveys
- Excellent potential for a private camp or retreat
- Great building site
- Close to Paola and the Kansas City Metro



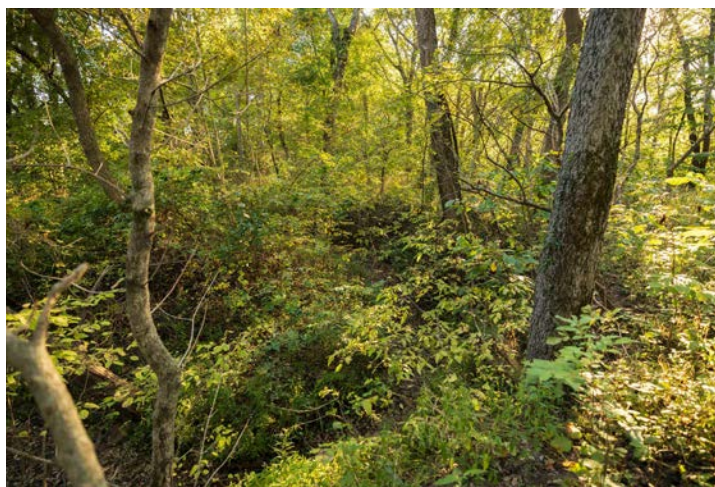
39.5 +/- ACRES



CONVENIENT HIGHWAY 169 ACCESS



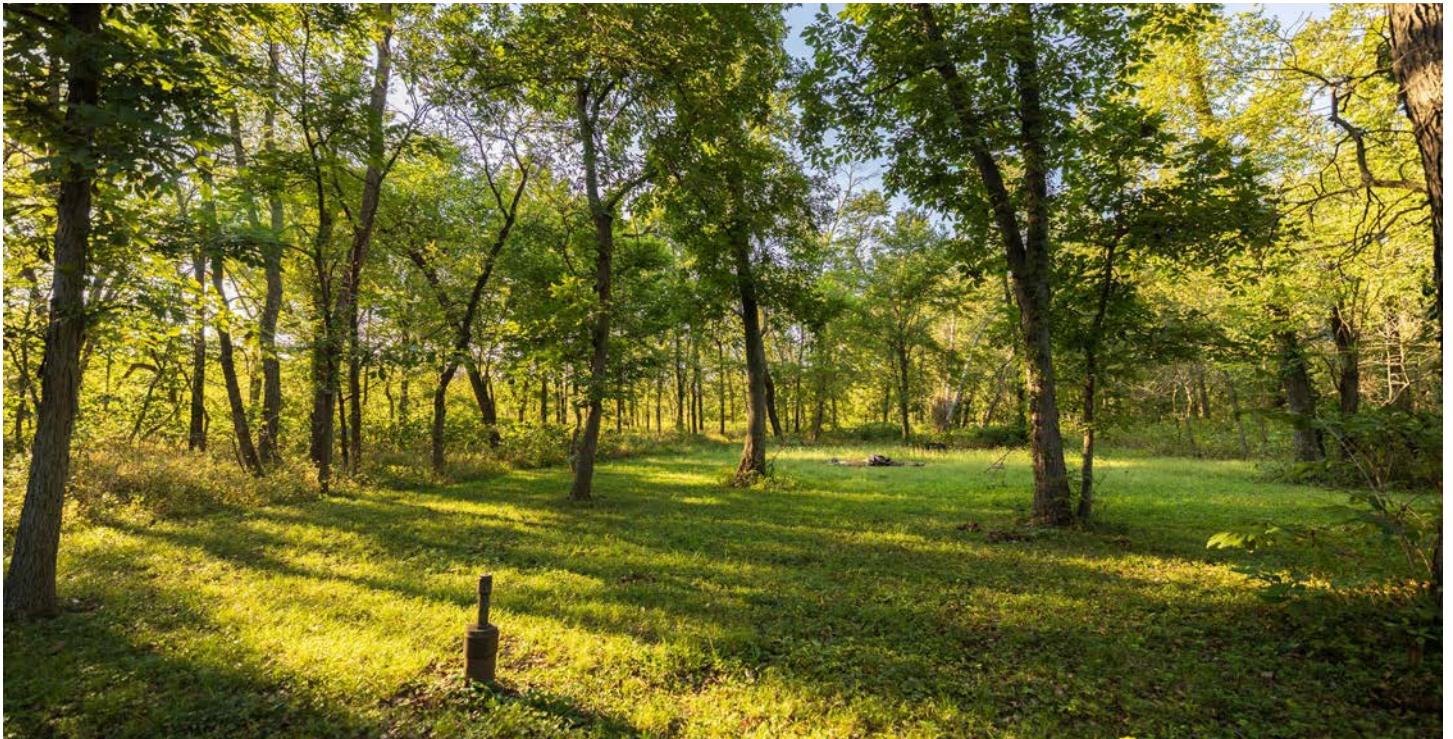
STOCKED POND + BULL CREEK



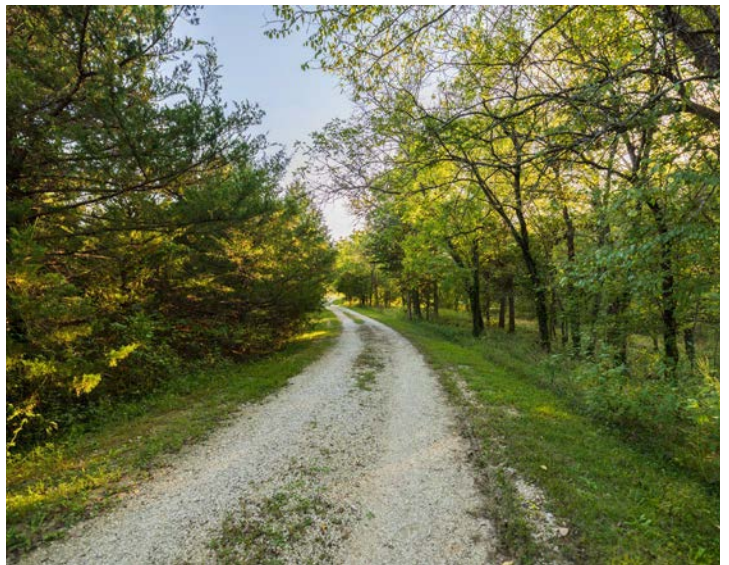
CABIN OVERLOOKING THE POND



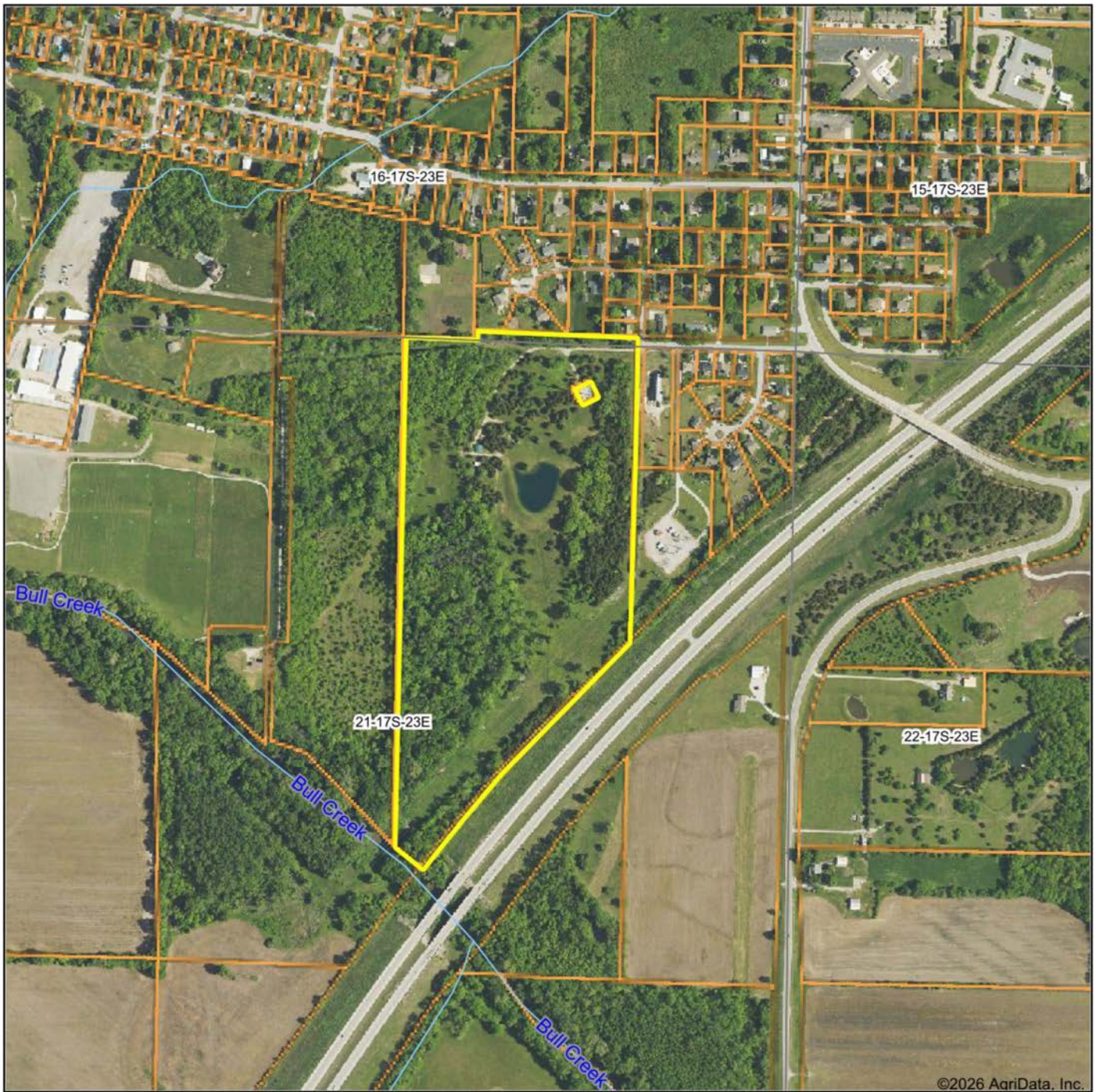
PRIVATE CAMP OR RETREAT POTENTIAL



ADDITIONAL PHOTOS



AERIAL MAP



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Boundary Center: 38° 33' 37.85, -94° 52' 4.16

0ft 648ft 1295ft



Maps Provided By:



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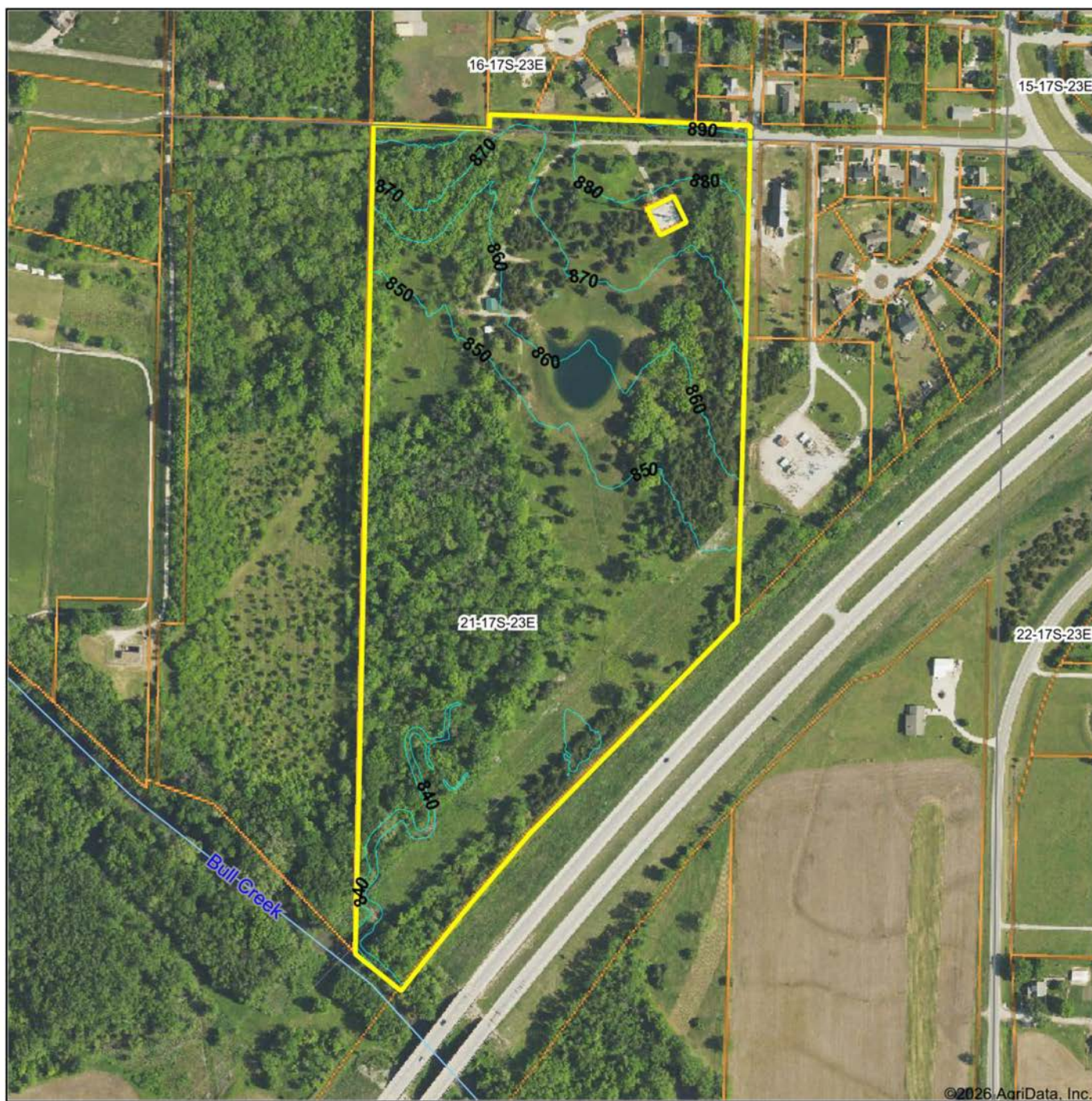
www.AgriDataInc.com

21-17S-23E
Miami County
Kansas



9/15/2026

TOPOGRAPHY MAP



Maps Provided By:

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CUSTOMIZED ONLINE MAPPING

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Source: USGS 1 meter dem

Interval(ft): 10.0

Min: 823.9

Max: 893.1

Range: 69.2

Average: 854.1

Standard Deviation: 12.43 ft

0ft 400ft 801ft

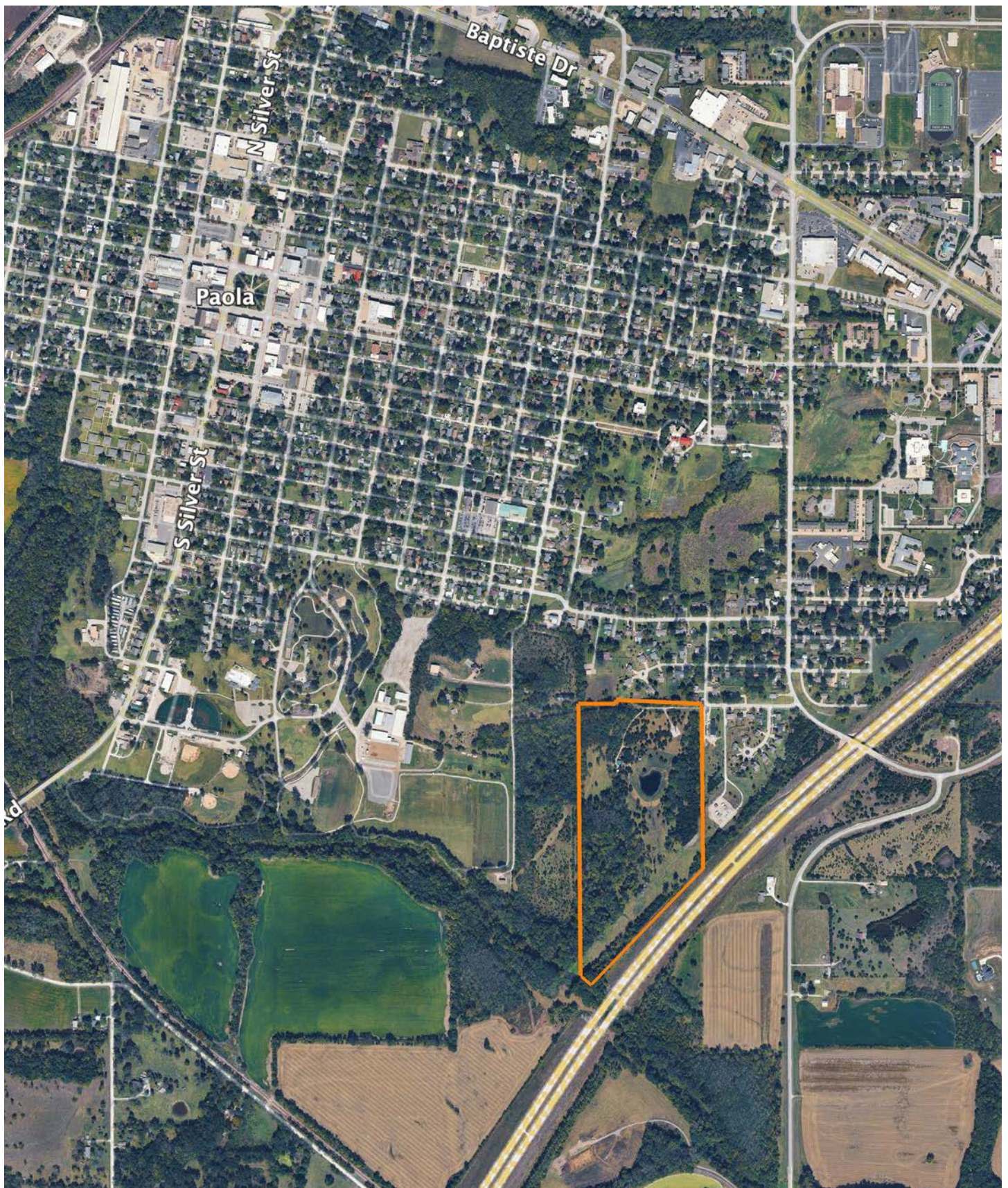


9/15/2026

21-17S-23E
Miami County
Kansas

Boundary Center: 38° 33' 37.85, -94° 52' 4.16

OVERVIEW MAP



AGENT CONTACT

A true outdoorsman, Dalton grew up spending summers on his family's farm in Liberal, Missouri, where days were filled with baling hay, feeding cattle, and learning the value of hard work. Those early experiences, paired with countless hunting trips with his dad, sparked a lifelong love for the land that continues to guide him today.

Whether he's hunting, fishing, or riding his RZR, Dalton's happiest moments are spent outdoors - often with his wife, Kinlie, and their son, Colson. Dalton's extensive experience in land management, from planting food plots to understanding soil, timber, and water systems, allows him to help clients see both the recreational and agricultural value of their property.

Before joining Midwest Land Group, Dalton built his career on providing clients with exceptional service and quality results. He takes pride in doing every job right, even if it means going the extra mile—a principle he carries into every land transaction. Known for his honesty, loyalty, and work ethic, Dalton is dedicated to delivering top-notch service while helping clients achieve their land goals with confidence.



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