

FOR SALE - 145 ACRES

37000 W 155TH, GARDNER, KANSAS



10 ACRE LAKE WITH HOUSE



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REECE COMMERCIAL REAL ESTATE

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Selling Land & Farms Since 1976

37000 W 155TH ST

LOCATION	On the east side of Edgerton Rd, 1/4 mile south of 151st St. Frontage on the north side of 159th St at Edgerton Rd
ACRES	145 Acres
HOUSE	2-story, 5 bedrooms, family room, kitchen, 4 baths, garage, full basement
LAKE	Approximately 10 acre lake located in the center of the property
PRICE	\$1,500,000
UTILITIES	Water district #7 water line on Edgerton Rd, propane gas, septic tank, Kansas City Power & Light
TERRAIN	Gently rolling mostly open land. Approximately 10 acre lake plus a small pond. See attached topography map
TAXES	2017 taxes were \$1,815.85
SCHOOLS	Gardener-Edgerton school district
ROADS	Edgerton Rd is asphalt, 159th St is gravel
PASTURE LEASE	Pasture lease is in effect until 12/31/18 for \$5,850

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AERIAL FACING NORTH

AERIALS



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AERIAL FACING WEST

AERIALS



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AERIAL FACING EAST



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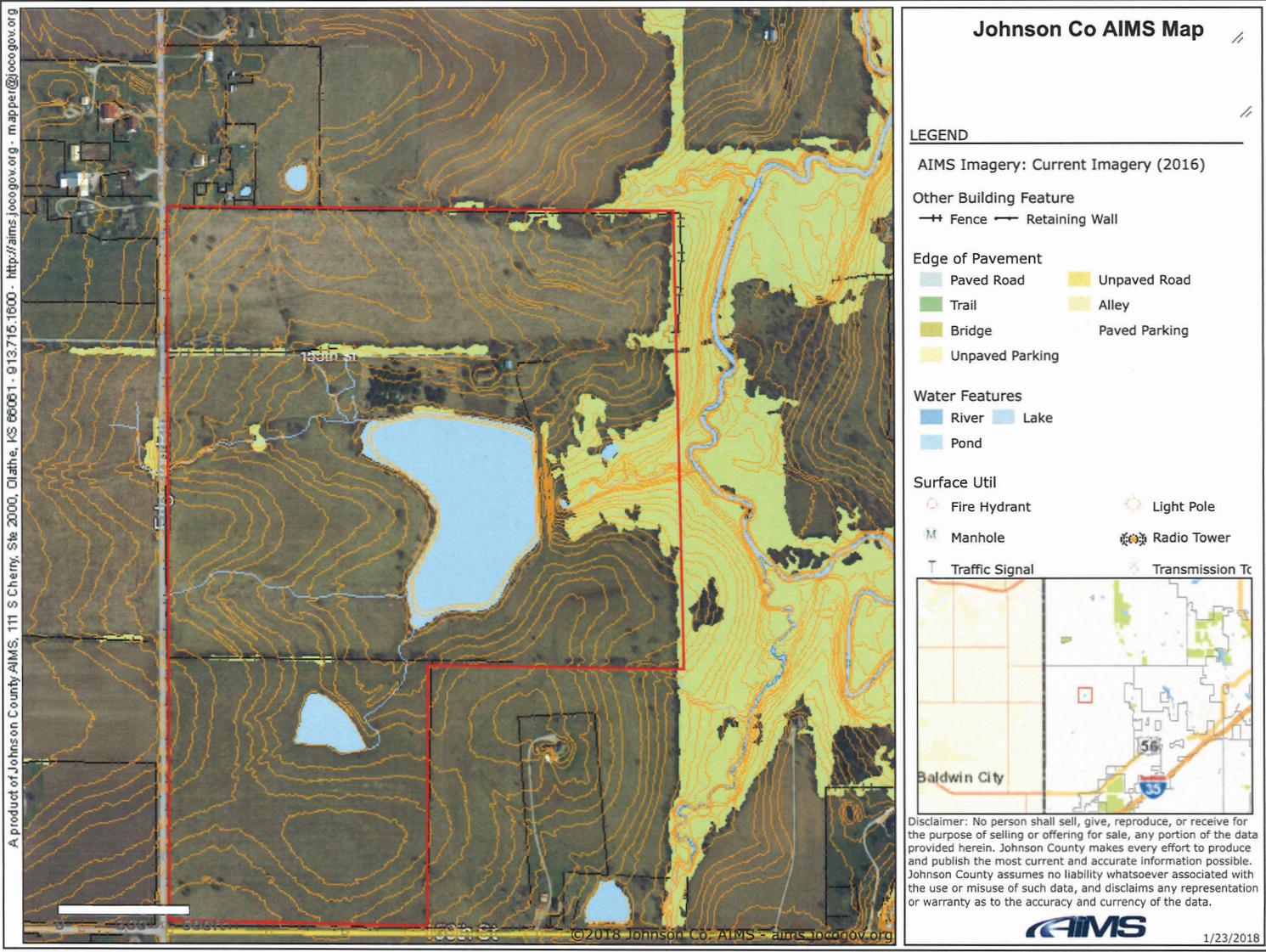
PHOTOS

PHOTOS



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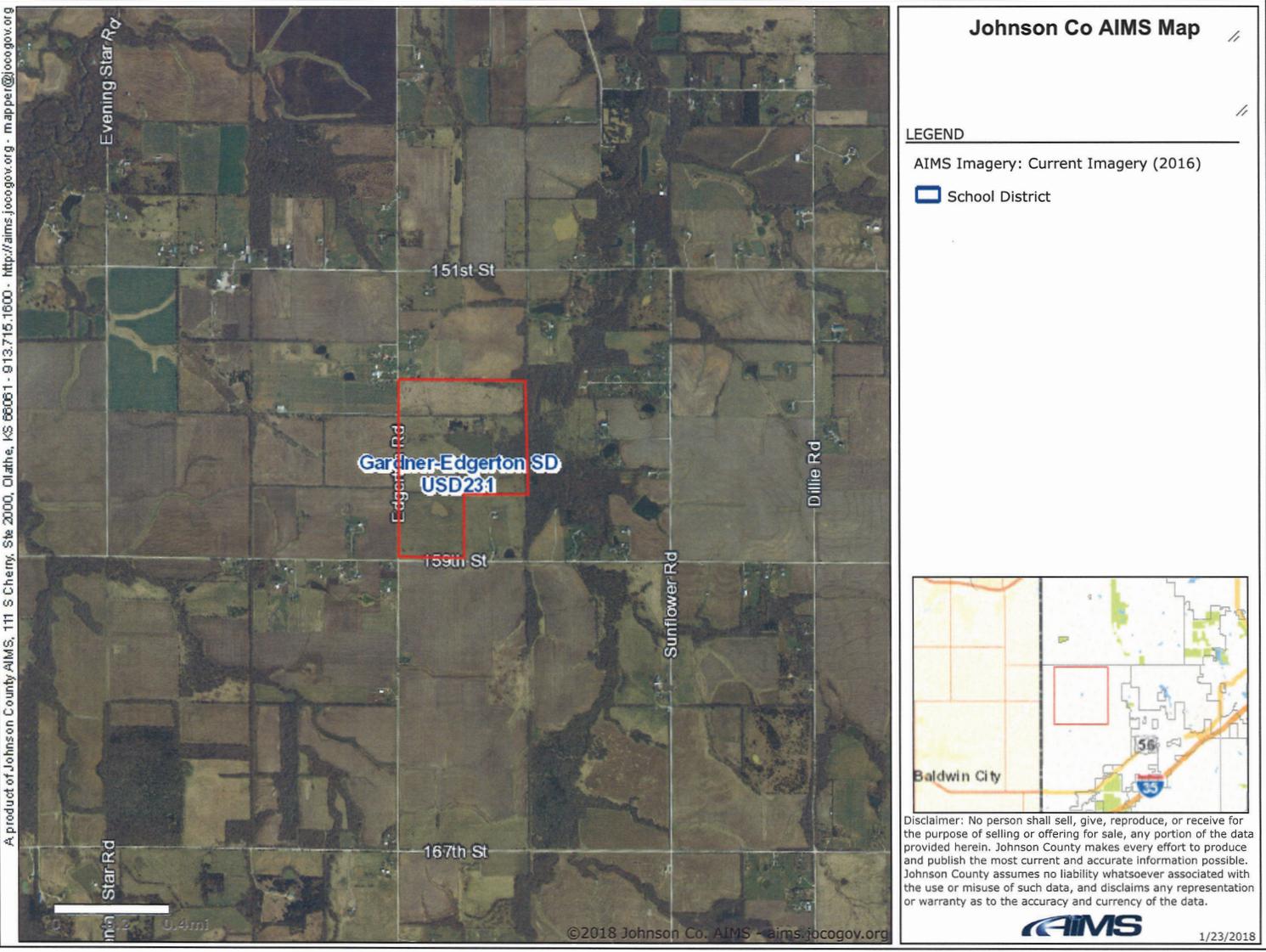
TOPOGRAPHY MAP



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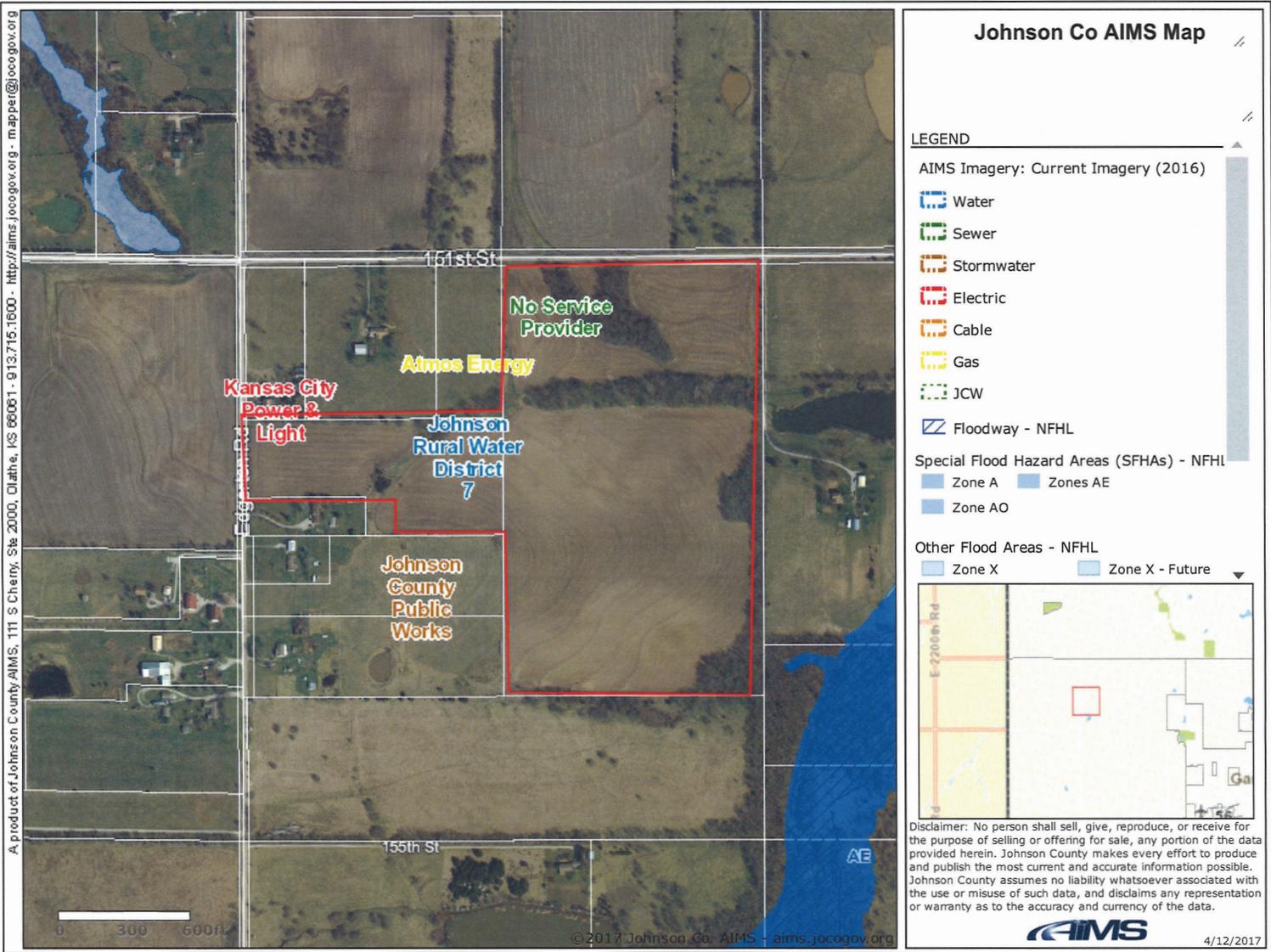
SCHOOL DISTRICT MAP



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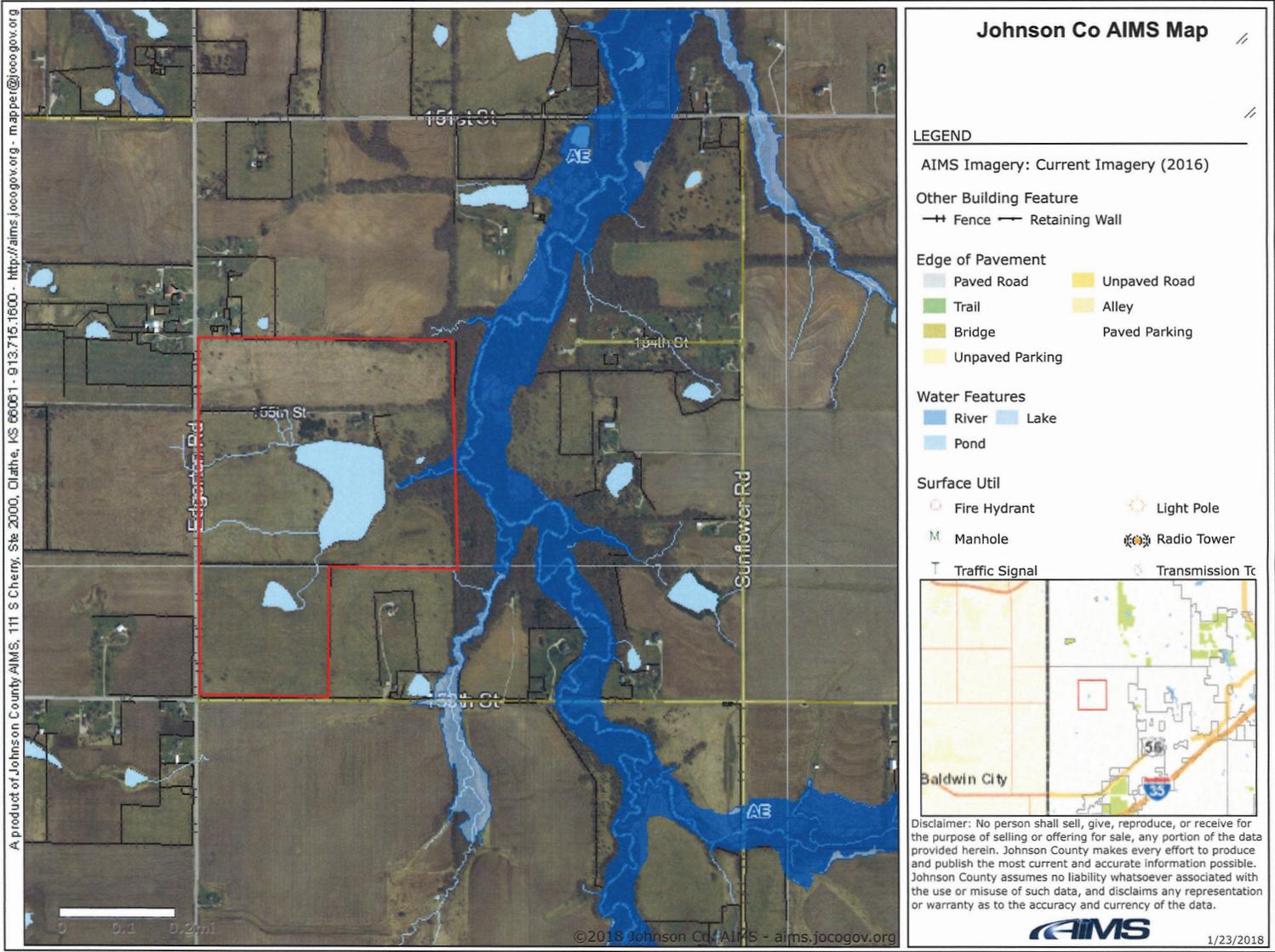


UTILITY MAP



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WATER FEATURES MAP



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