

645 Road 68
Kanorado, Kansas



*Exclusively Listed by The Land Office LLC
Shown by Appointment Only*

MAKE OFFER
\$282,000.00

4± Acres of well-manicured buffalo grass and a mature windbreak

Modular home with 3,360 total sq ft. **Main floor:** 1,680 sq ft. Living room, dining, & kitchen with refrigerator, dishwasher, electric stove, 2 bedrooms, 2 full baths. **Basement:** 1,680 sq ft finished. Large family room. A wall of cabinets, countertop and double sink provide a great serving area for a family and friends get together. 4 non-conforming bedrooms, 1 full bath, storage and utility room. Included in sale: pool table, black couch, tv and stand. Forced air heat and central air conditioning throughout. **Buildings:** 1-car detached garage. 40x80 Quonset, Shed, 3 Utility Buildings, 16x40, 20x40, and 28x40. Private well and cesspool. 2020 Property Tax \$1,819.20



L202193 *The Land Office LLC and its brokers are working with the Seller as Seller's Agent and Buyer as a Customer. Information contained herein, while not guaranteed, is from sources we believe reliable. The value from this investment is for the reader, his or her tax advisor, legal counsel, and/or other advisors to evaluate and is not to be based solely on the information provided herein. The prospect should carefully verify each item of information contained herein. Price, terms, and information subject to change.*

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