

LISTING DETAIL



MLS # 241666
Price \$40,000
Status Active
Address 42nd Road Lot 5
Address 2
City Udall
State KS
Zip 67146
County Cowley
Area C20- Udall
Class LAND
Type Vacant Lot



GENERAL

Zoning Usage Single Family	Subdivision	Legal LOT 5 BLOCK 1 TURTLE ROCK TWO
Number of Acres 5.00	Lot Size/SQFT 5 acres	
Price per Acre 8.00	Elementary School Udall	
Zip Code 67146	Middle School Udall	
	High School Udall	

Directions South on K-15 to 151st North one mile west 1/2 mile

FEATURES

SHAPE/LOCATION Rectangular	OUTBUILDINGS None	PROPOSED FINANCING Conventional
TOPOGRAPHIC Pond/Lake	MISCELLANEOUS Mineral Rights Included,	POSSESSION Negotiable
PRESENT USAGE Pasture	FEATURES Water Access	OWNERSHIP Individual
ROAD FRONTAGE Gravel, Private	DOCUMENTS ON FILE None, Plat, Restrictions	
UTILITIES AVAILABLE Electricity	FLOOD INSURANCE Unknown	
IMPROVEMENTS None	SALE OPTIONS Will Not Divide	

FINANCIAL

Assumable No	Yearly HOA Dues 0.00
General Taxes 0.00	HOA Initiation Fee 0.00
General Tax Year 2008	Earnest Money Guardian Title
Yearly Specials 0.00	
Total Specials 0.00	

REMARKS

Public Remarks Great location for a new build, with water front. Good for fishing, the ponds are stocked with blue gill, cat fish and bass. Would be a nice get away to a peaceful setting. Not far from Wichita. Seller owned.

LENNY DIAZ
Casas & Homes Realty
Main: (316) 269-4663

 1359 N Market
 Wichita KS 67214
ldiaz@casasandhomes.com
www.casasandhomes.com