

Sellen's Creek Homestead

9.70 Acres

Russell County, KS

\$355,000



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Activities & Amenities

ATV/Off Road
Cattle/Ranch
Equestrian/Horse Property
Farm/Crops/Ag
Fishing
Food Plots
Hunting - Big Game
Hunting - Predator/Varmint
Hunting - Small Game
Hunting - Turkey
Hunting - Upland Birds
Income Producing
Outbuilding/Barn/Shed/Shop
Stream/River

Land Details

Address: 3144 188th St,
Russell , Kansas 67665
Closest Town: Susank
Total Acres: 9.70
Deeded Acres: 9.70
Zoning: Farm Homestead
Estimated Taxes: \$2,578.34 - 2021
Source of lot size: Assessor/Tax Data

Building Details

Bedrooms: 5
Bathrooms: 2
Basement: Unfinished
Parking Types: Detached Garage,Driveway
Cooling Systems:
Forced Air Cooling
Heating Systems:
Forced Air



Location: +/- 9.7 acres located in southern Russell County, Kansas at 3144 188th St, Russell, KS. This parcel is 6 miles from the nearest town, Susank Kansas, and 15 miles from Hoisington, KS.

Land

Over ¼ mile of Sellens Creek runs through this property, providing a year-round water source, helping to attract and hold multiple species of Kansas wildlife as well as multiple species of fish. The creek bottom is lined with dense mature American Elm and Oak Trees which provide an abundance of cover and habitat for the White-tailed deer, Rio Grande turkeys, and Bob-white quail in the immediate area. This property also includes a 30' x 50' pole barn (with electricity) that can be used for livestock or to store your equipment/vehicles in. Rarely do you find a 10 acre property that offers as much as the Sellens Creek Homestead!





Improvements

This beautiful 1915 historic limestone home sits on +/- 9.7 well-maintained acres and includes over ¼ mile of Sellens Creek meandering through. Don't let the time period of the house fool you, this is a roomy 3,200 sq. ft home with 5 bedrooms and 2 full bathrooms. Throughout the home, you will notice that the hardwood floors and original woodwork have been very well maintained. The large wrap-around porch offers a beautiful view of Kansas country scenery with picturesque morning sunrises and the abundance of roaming Kansas wildlife. Additional spaces in the home include a spacious kitchen, formal dining room, and two living areas with original pocket doors! The main level includes 1 bedroom and a bathroom. Four additional large bedrooms and one bathroom are located on the top floor. This house is equipped with central a/c and heat as well as a vintage Woodstock Soapstone Stove. The unfinished basement can be utilized as storage or a workshop area. A detached 2-car garage is located on the north side of the home, equipped with electric garage door openers.





Community Attractions:

- 20 minutes to Russell, KS; home to Russell Municipal Airport, Russell Regional Hospital, Fossil Station Museum, multiple grocery stores, churches, and an array of dine-in or fast food restaurants
- 20 mile drive to Cheyenne Bottoms Wildlife Refuge – 41,000 acres of wetlands located in the Central Flyway. Critical stopping point for migratory birds.
- Wilson State Park – many campsites available, modern cabins available, and many miles of hiking/biking trails surrounding Wilson Lake
- 2 hours to Wichita; the Air Capital of the World and home to the Wichita State Shockers
- 3.5 hours to Kansas City; home of the NFL's KC Chiefs and the MLB's KC Royals





Property Features:

- 5 Bedroom/2 Bath 3,200 sq. ft. Historic Limestone Home
- Sellens Creek meanders through the operty
- Windows, electrical, & plumbing have all been updated
- New water softener installed in 2022
- 30' x 50' pole barn with electricity built in 2008
- 2 livestock waterers in place
- Excellent hardwood timber
- Rural water
- 2021 Approximate Real Estate Taxes: \$2,578.34
- ¾ mile from county blacktop
- Hunting Opportunities: White-tailed deer, Turkey, Pheasant, Quail, Turtle Dove, & Predators
- 20 minutes from Russell, KS/25 minutes from Great Bend, KS

Please contact the listing agent for more information on this property or to schedule a private showing. (**Financial verification is required**)

*All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.





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Buyer Process

BUYER QUALIFICATION: Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

PROPERTY SHOWINGS: With regards to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

REPRESENTATION OF OFFERS: Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

BROKER PARTICIPATION: Hayden Outdoors welcomes outside brokers to promote and sell our properties. We offer industry commission rates to participating brokers. All properties marketed with Hayden Outdoors are exclusively promoted and listed through the real estate process.

EQUAL HOUSING: Hayden Outdoors is proud to be an Equal Housing Opportunity Brokerage. All real estate advertised is subject to the Federal Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination."



"The service you get transcends anything I've ever heard of. They literally turn your vision into reality. I mean, who else does that for you. Nobody"

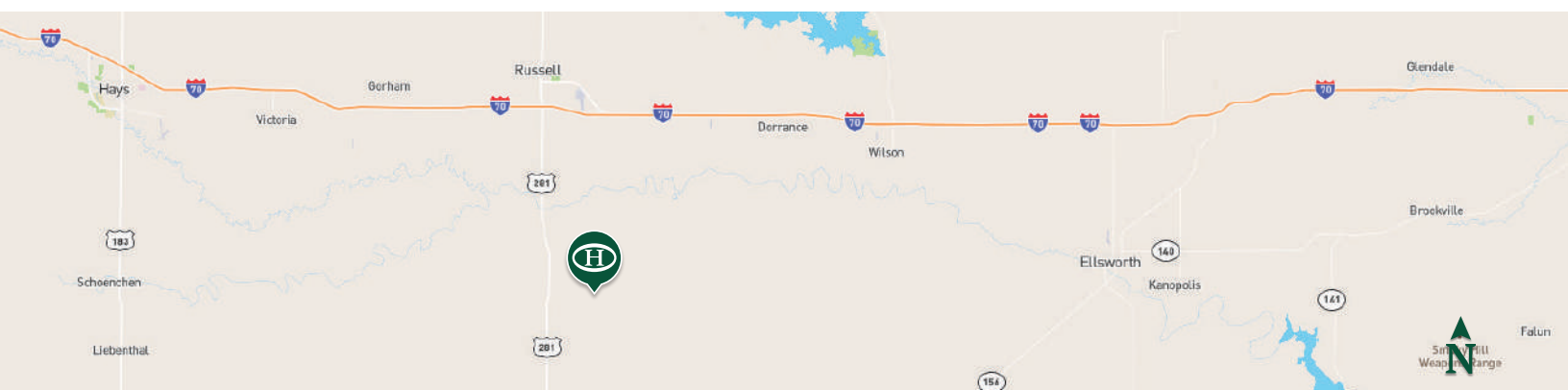
- RICK STEINER, SELLER/BUYER

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testimonials








 Boundary



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