# **Scott County 147**

147.30 Acres | Scott County, KS | \$382,980





# Scott County 147 TOTAL ACRES: PRICE: COUNTY: CLOSEST TOWN: Scott City, KS

### **Activities & Amenities:**

Farm/Crops/Ag Hunting - Upland Birds State Hunting Unit: 17

### **Land Details:**

Address: 00000 S Rodeo Rd, Scott City, Kansas 67871, USA Closest Town: Scott City Total Acres: 147.30 Zoning: Agricultural

Tillable/Crop/Orchard Acres: 147.3

Mineral Rights: Yes

### **About This Property**

NW 1/4 S07, T19, R31, Acres 147.3

 $147 \pm acres$  of productive dryland cropland located 5 miles east and 4 miles south of Scott City in eastern Scott County, Kansas. This farm features strong Class III soils with minimal slope and has been consistently farmed by the same tenant for decades.

### Land

This productive tillable tract in eastern Scott County offers a great opportunity for ag investors and local operators alike. Located just 5 miles east and 4 miles south of Scott City, this farm is positioned in a strong agricultural region with convenient access to both the Scott City and Amy grain elevators—each less than 10 miles away.

The property features quality Class III soils with minimal slope, ideal for efficient dryland farming. It has been consistently farmed for decades by the same tenant, reflecting a long history of responsible management and proven production. With excellent access via well-maintained county roads, this quarter-section is well-suited for row crop operations and long-term investment.

### Water/Mineral Rights & Natural Resources

The sellers mineral rights shall transfer to the buyer at closing.









### **Region & Climate**

### Region

Scott County is located in western Kansas, within the High Plains region of the Great Plains. The landscape is primarily flat to gently rolling, dominated by large-scale dryland and irrigated farming operations. The area is known for its productive soils and strong agricultural presence, particularly for wheat, milo, corn, and cattle operations. Scott City is the county seat and serves as a central hub for ag-related services and commerce in the region.

### Climate

Average rainfall is around 20 inches per year and snowfall is around the same.

### Location

This property is 5 miles of Scott City heading east on Hwy 96, and 4 miles south on Rodeo Rd.

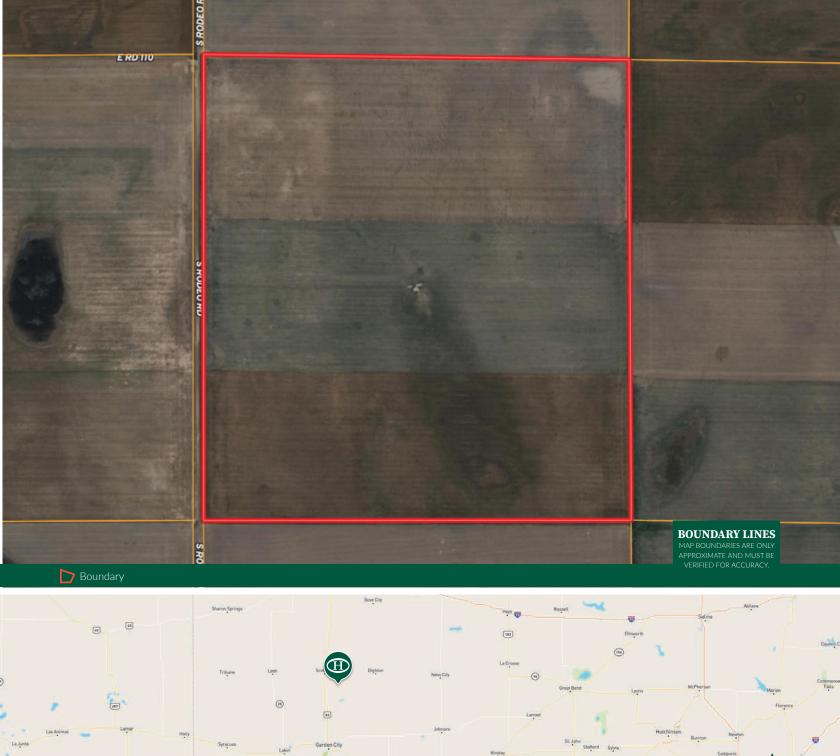
### **Property Features:**

- +/- 147 acres
- Class III soils
- Close to numerous elevators (Scott city and Amy)
- 7 miles to Scott City
- 17 miles to Dighton
- 30 miles to Garden City

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