Loring Ridge

20866 LORING ROAD
LINWOOD, KS 66052

HECK

*VISUAL REFERENCE ONLY





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COUNTY: Leavenworth | **SIZE**: 157.16± Acres

Here is a chance to own a big piece of Leavenworth County farm ground on a hard surface corner, right between Lawrence and Kansas City. About 93% of the 157± acres is in crops. The rest is a stocked pond, a creek, a little timber and grass.

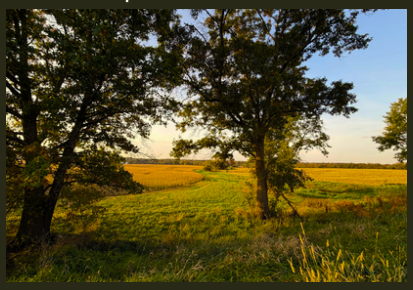
THE FARM: This ground has been meticulously maintained by the same family since 1979. The terrace system and grassed waterways are in good condition, slowing runoff after heavy rains, keeping soil on the fields and protecting the topsoil that drives long-term productivity. FSA shows 145.8 base acres. It is currently cash rented, and that lease will be terminated for the 2027 crop year if the property is under contract before 2/1/27, so the next owner can farm it, rent it out or get a plan in place for next season.

LOCATION: You are about 15 minutes from Basehor and Lawrence, 20 minutes from The Legends, the Kansas Speedway and the planned site of the new Kansas City Chiefs stadium, and 40 minutes from MCI Airport. I-70 is just up the road at the Tonganoxie/Eudora exit. The property is in the Basehor-Linwood school district (USD 458), with blacktop along the east side and gravel along the south.

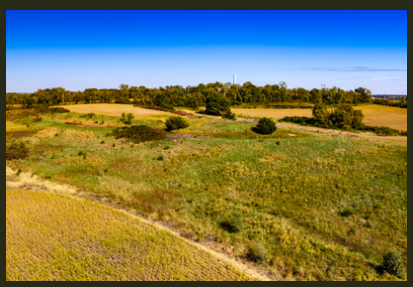
ROOM TO GROW: The pieces are already in place. It is zoned RR-5, has road frontage on two sides, and electricity and a rural water line run along the road (confirm meter availability with LV CO RWD #10). Roughly 100 feet of elevation change gives natural high spots for homesites, with the pond and creek as built-in amenities. A tree line runs the length of the west property line, adding privacy and a natural buffer for future homesites. Size, zoning, access and utilities at the road are what developers look for, and this tract has all four. Buy it, farm it or rent it, and develop it on your own timeline. Buyers should verify development plans with Leavenworth County.

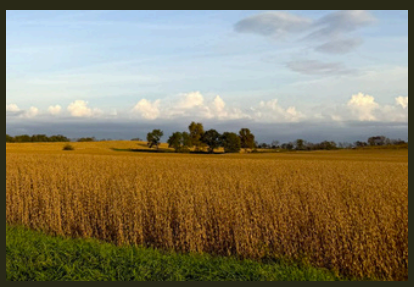
Come walk it. Call the listing agents for maps, FSA records or a private UTV tour.











PRESENTED BY:

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