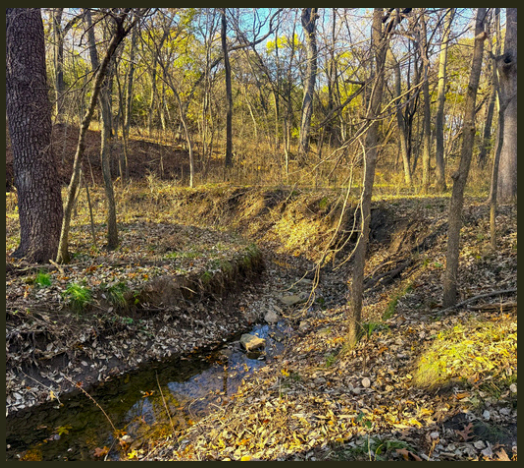
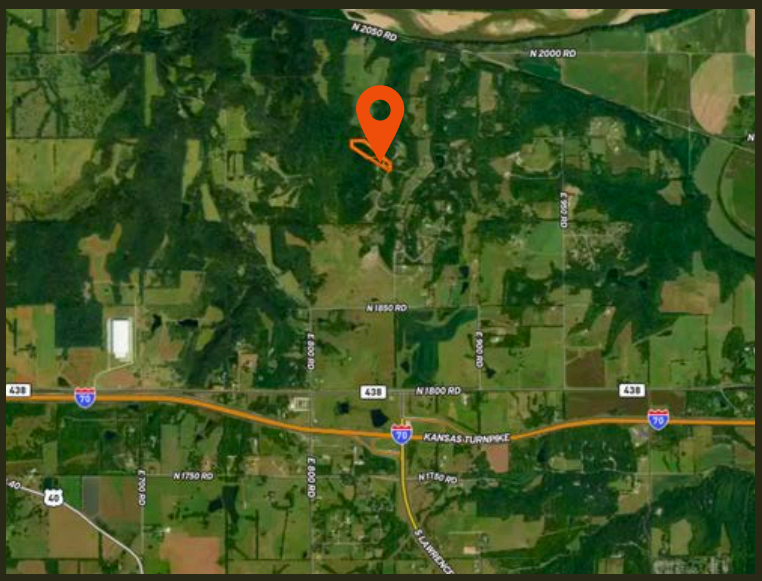
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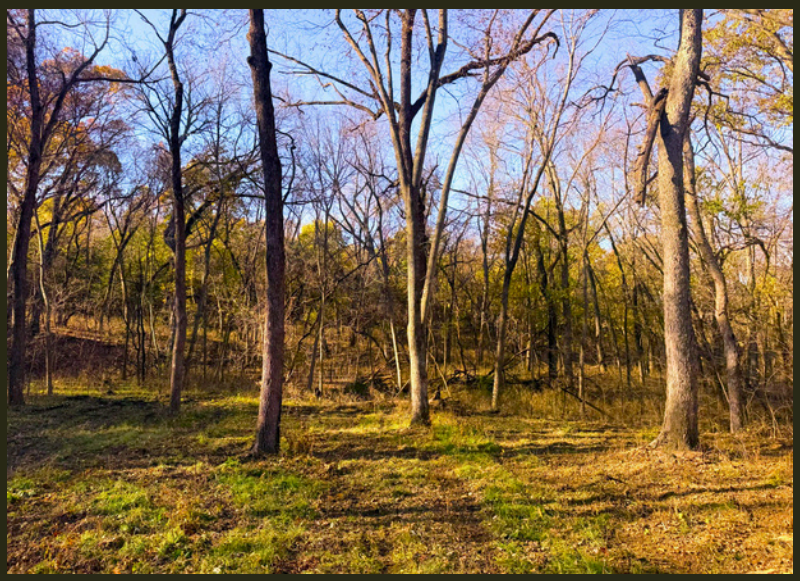
Twin Ridge Heights West Lot #10











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TWIN RIDGE HEIGHTS WEST #10

HECK

1967 E 845 Road, Lecompton, Kansas 66050

(non-legal address - for reference only)

COUNTY: Douglas SIZE: 9.66 Acres

Set within Twin Ridge Heights West, one of the most sought-after rural subdivisions just north of Lawrence, Lot 10 offers 9.66 acres of mature hardwood timber and approximately 86 feet of elevation change, just 6 minutes from the Farmers Turnpike and 10 minutes from town. Wooded acreage of this size is rare to find in Douglas County, especially with this much natural character already in place.

The front of the property has been cleared to create an open, park-like setting beneath the hardwoods, making it easy to picture your future home site. Trails have been cut throughout the acreage, winding through the timber and across the changing terrain so you can explore every corner of the land.

The natural slope makes this an ideal lot for a walk-out basement, allowing a home to settle into the hillside and open to wooded views. The varied topography adds interest and privacy, with higher ground, timbered hillsides, and lower areas that give the property a true sense of seclusion.

Light covenants help protect the integrity and quality of the neighborhood, preserving the character that makes Twin Ridge Heights West so desirable while still leaving room to build the home you have in mind. There is no HOA, and a water meter is already installed, with electric and Midco fiber available at the road.

Enjoy quiet country living with a short drive to Lawrence for shopping, dining, KU, and commuter routes. Lot 10 is a rare opportunity to build on wooded acreage in an established rural setting. Schedule a time to tour the property in our UTV and see the trails and topography in person.





PRESENTED BY:

Dana Baker
HECK
913-244-3527 Mobile
dana@heckrealestate.com



