

320 ACRES GREENWOOD COUNTY, KANSAS FLINT HILLS  
LAND NORTH OF EUREKA – PASTURE, CREEKS,  
POND, &  
HUNTING

# AUCTION

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**Friday, December 2, 2022 • 2:00 P.M.**

**AUCTION LOCATION: Greenwood Hotel, 300 N. Main, Eureka, KS**

**WILLIAM R. MCKEIGHAN AND SHARON O'NEILL-MCKEIGHAN, SELLERS**



**PROPERTY DESCRIPTION:** 320 deeded acres located north of Eureka in the heart of the Kansas Flint Hills. This Greenwood County land features large rolling Flint Hills, a high plateau of native pasture, multiple wet weather creeks and draws that are timber lined, a large pond, and wonderful scenic views! In addition to being an excellent livestock grazing property, this tract of land is well known for producing high quality Kansas Whitetail Deer. If you are looking to close out 2022 with a land investment, call Sundgren Realty today to view this property!

**LEGAL DESCRIPTION:** S/2 Section 16, Township 24 South, Range 10 East of the 6th PM, Greenwood County, Kansas.

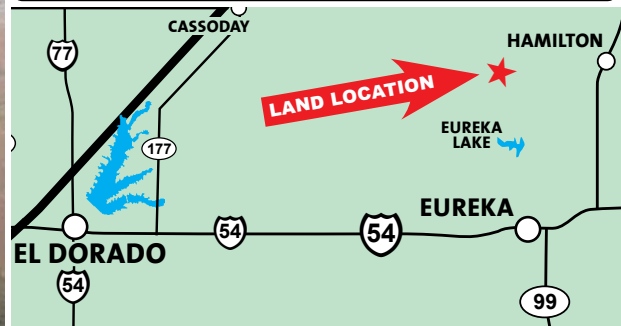
**EARNEST MONEY:** \$50,000

**2021 REAL ESTATE TAXES:** \$1275.60

**LAND LOCATION:** From Eureka, north on P Rd 6½ miles to 220th St, west 1 mile to N Rd, north 2 miles to the property.



**TERMS:** Bidding will be by the acre, your bid times 320. There will be a 10% buyers premium added to the high bid to determine the contract price. The successful high bidder shall be required to sign the real estate purchase contract at [sundgren.com](http://sundgren.com) and be purchasing the property subject to the preliminary title search report also at [sundgren.com](http://sundgren.com). Non refundable earnest money is stated above and due at the conclusion of the auction unless other arrangements have been made by Buyer prior to bidding. The balance shall be due upon Sellers submission of merchantable title and closing. Closing date shall be on or before December 30, 2022. Closing fee and title Insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways and rights of way. This property is not selling subject to financing, inspections, or appraisal. Interested buyers need to view the property prior to the date of the auction and have financing available and any inspections performed prior to bidding. Boundary lines and fence lines are not guaranteed. All pertinent information is available upon request.



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