

161.5 ACRES NATIVE FLINT HILLS PASTURE NEAR
EUREKA LAKE, GREENWOOD COUNTY, KS

AUCTION

www.sundgren.com

Wednesday, December 17, 2025 • 6:00 P.M.

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

COLETTE BARRERA, BRADLEY SELLS AND BRENT SELLS, SELLERS



**ONLINE BIDDING IS AVAILABLE
FOR THIS AUCTION
INFORMATION AT SUNDGREN.COM**



PROPERTY DESCRIPTION: 161.5 acres of native Flint Hills pasture south of Eureka Lake with a nice pond in Greenwood County, Kansas. Access is excellent, with blacktop all along the east boundary and township gravel road all along the south boundary. The large clear water pond is located at the north end of the property, which is perfect for even summer pasture grazing. This gently rolling native pasture in the heart of the Kansas Flint Hills is an excellent opportunity to invest in the Flint Hills, invest in agriculture, and Invest In Land!



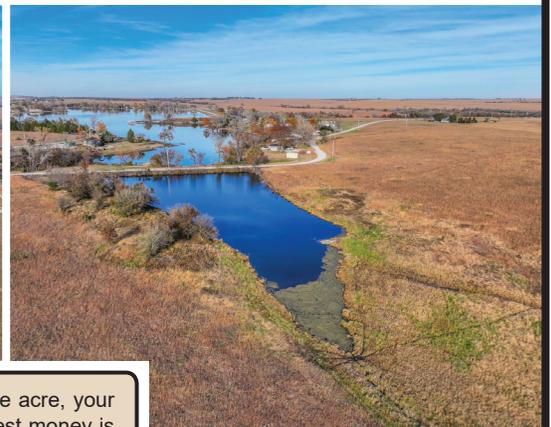
LEGAL DESCRIPTION: The Southeast Quarter of Section 10, Township 25, Range 10, AND a tract Beginning at the East Quarter Corner of Section 10, Township 25 South, Range 10 East of the 6th P.M., thence North on the Section Line 130 feet; thence West parallel to the Half Section Line 1,672.7 feet; thence 39°20' left, 205.1 feet to the Half Section Line; thence East on the Half Section Line 1,831.34 feet to the place of beginning, all in Greenwood County, Kansas. Subject to public road.

2024 REAL ESTATE TAXES:

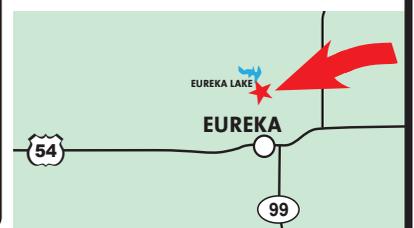
\$622.92

LAND LOCATION FROM EUREKA:

3½ miles north of Eureka on P Rd.



TERMS: This will be a live auction with online simulcast bidding available. Bidding will be by the acre, your bid times 161.5 plus a 10% buyer premium added to the high bid to determine contract price. Earnest money is \$35,000 due at the conclusion of the auction with the balance due upon Sellers submission of merchantable title and closing. Closing date shall be on or before February 18, 2026. 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 is an absolute auction selling to the highest bidder. The successful high bidder will be required to sign our real estate purchase contract and be purchasing the property subject to the title search report. 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. Fence lines, boundaries, and acreages are not guaranteed. All pertinent information is available upon request.



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