

UNDER CONTRACT



Recreational Retreat – 77 acres, Cabin, Shop

77.2 +/- Acres | Wilson County, KS | \$593,000



ADDRESS

20432 Yale Rd
Chanute, KS 66720

LOCATION

Contact agent for directions.

PROPERTY SUMMARY

Stunning 77 acre recreational retreat consisting of thick timber, beautiful home/cabin, shop, ponds, and creek. The property is home to whitetail deer, migrating waterfowl, turkeys, and large bass. Take the winding driveway to the heart of the parcel and you will find a beautiful 1,100 square-foot, two bed, two bath home built in 2021. While the home is currently a full-time residence, it would also make an excellent weekend cabin. The open layout features abundant natural light and a stunning view overlooking the pond behind the house. Need to relax after a hard day? Rinse off at the outdoor shower and then soak in the hot tub. The 36x50 shop is another standout feature. Spray foam insulation, oil burning stove, and a heated floor will keep you comfortable during colder months. The shop includes two garage doors, 16' sidewalls, and is plumbed for a bathroom install. On each side of the shop is a lean-to, perfect for an RV or miscellaneous equipment. Both the house and shop are supplied by

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