



REAL ESTATE AUCTION

SATURDAY, OCTOBER 18TH, 2025 @ 10:00AM

10 ACRE TRACT IN THE COUNTY WITH NICE HOMESTEAD



AUCTION HELD ONSITE AT:
7210 West Clark Rd Hutchinson, KS

From Highway 50 & 96 intersection in South Hutchinson go 4 miles west on Highway 50 to Whiteside Rd, then go north 2 ½ to Clark Rd, then west 1 ½ mile

LEGAL DESCRIPTION

10 acres more or less located in the Southwest Corner of the Southeast Quarter of Section 13-23-7 in Reno County, KS

OPEN HOUSE
FRIDAY, OCTOBER 3RD, 2025 FROM 6:00 - 7:00PM

Features a nice well-built home built in 1970 with 1766 sq. ft. of living space on the main floor with a full basement and an attached 2 car oversized garage.

Home has nice open kitchen area with a kitchenette, dining room, large living room, large family room with a fireplace, attached covered patio, 2 bedrooms, 1 ½ bath; ½ bath is in the utility room plus lots of storage, and clothes closet

Home has steel siding and like new roof, only several years old, other improvements include an all metal 40x80 ft shed with a concrete floor with underground power 120 and 240 volt

Refrigerator, washer & dryer, and electric range sell with the house

A nice peaceful setting in the county with a nice tree belt on the north side of the house, 2 submersible wells; one for livestock and irrigation, mature shade trees, and a small utility shed

Access is good; located on a good gravel road and only 1 ½ mile from 4th street and Whiteside blacktop, about 5 miles from Hutchinson and 3 miles north of Pleasantview

Taxes: \$3668.16 to be prorated at closing



SELLER: JORGE AND RACHEL ALEMAN

TERMS AND CONDITIONS:

The successful buyer will be required to place a \$20,000 down payment on sale day, with the balance due at closing; the sale is not contingent upon obtaining financing, and the down payment is non-refundable. No buyer's premium will be charged, and the buyer will be responsible for any Buyer Agent fees. The seller will provide clear Title Insurance, while the buyer shall pay the closing fee at the Title Company. All mineral rights not reserved by the seller will transfer to the buyer. The property is being sold as-is, without any written or implied guarantees, and prospective buyers may conduct their own inspections prior to the auction. The property is sold subject to any easements of record, with possession granted upon closing. Any announcements made on sale day will take precedence over all prior advertising or printed materials. All information provided is deemed accurate and reliable to the best of our knowledge.



Paul Nisly
Auctioneer

620.727.7399
620.259.9445
www.nislyauction.com



ReeceNichols
SOUTH CENTRAL KANSAS
An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.



REAL ESTATE AUCTION

SATURDAY, OCTOBER 18TH, 2025 @ 10:00AM

10 ACRE TRACT IN THE COUNTY WITH NICE HOMESTEAD



Paul Nisly

Auctioneer

620.727.7399

620.259.9445

www.nislyauction.com



ReeceNichols

SOUTH CENTRAL KANSAS

An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.