

7802 S HARVEST HILL RD., WHITEWATER, KS  
- 39 ACRES PASTURE, TREES & BARN

# AUCTION

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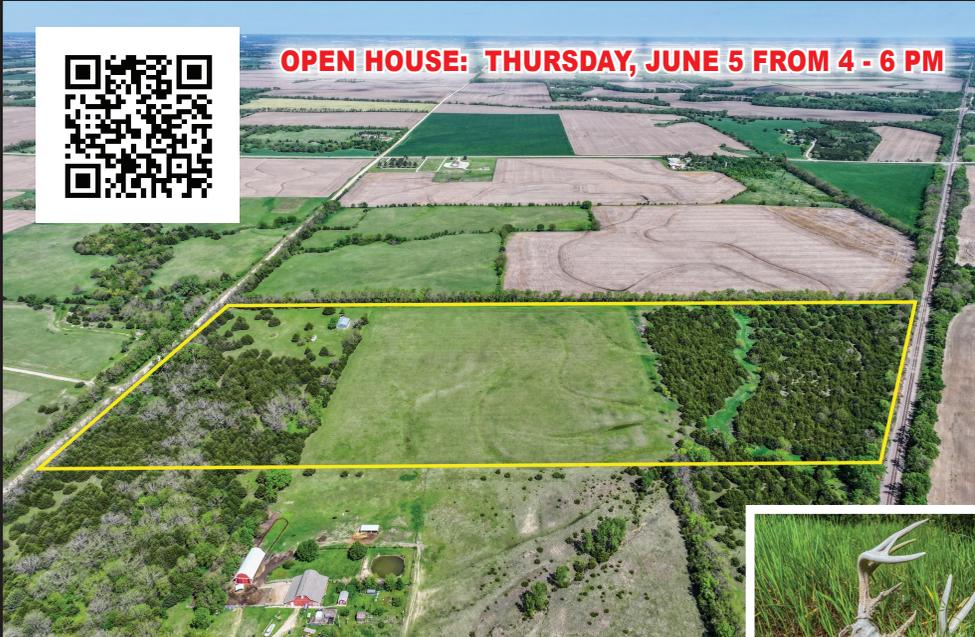
**Thursday, June 19, 2025 • 4:00 P.M.**

**AUCTION LOCATION:** 7802 S Harvest Hill Rd., Whitewater, KS 67154  
JANICE R. DUNN, CAROLYN A. COHOON & KAREN F. OHMES, SELLERS

**Live auction at the property, with online simulcast bidding available!**



**OPEN HOUSE: THURSDAY, JUNE 5 FROM 4 - 6 PM**



**PROPERTY ADDRESS:** 7802 S Harvest Hill Rd.,  
Whitewater, KS 67154

**PROPERTY DESCRIPTION:** 39 acres southwest of Whitewater in Harvey County, Kansas. This diverse property has a combination of bluestem grasses, trees, and a 50' x 30' building built in 1998. There is an active water well and active electric on the property. Harvey County Rural Water District #1 has a 1½" line along the west side of Harvest Hill Rd. The pasture was once enrolled in the CRP program but that has expired, allowing use of that grass how you see fit. Most recently, it has been cut for prairie hay. Wildlife is active and abundant on the property including Kansas whitetail deer, quail, turkey and an occasional pheasant. Take a look at this opportunity to own land within a reasonable proximity to Whitewater, Newton and Wichita! Invest In Land!

**2024 REAL ESTATE TAXES:** \$403.92

**LAND LOCATION FROM WHITEWATER:** West on HWY 196 to Harvest Hill Rd, south ½ mile.



**ONLINE BIDDING IS AVAILABLE  
FOR THIS AUCTION  
INFORMATION AT [SUNDGREN.COM](http://SUNDGREN.COM)**



**TERMS:** This will be a live auction with online simulcast bidding available. Bidding will be by the acre, your bid times 39 plus a 10% buyer premium added to the high bid to determine contract price. Earnest money is \$20,000 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 July 21, 2025. Closing fee and title Insurance fee will be split 50/50 between Seller and Buyer. Selling subject to easements, restrictions, roadways, rights of way and subject to Seller approval. 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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AUCTIONEER AND REALTOR  
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