

# Property Fact Sheet

## 4800 and 4900 Renner Road

### Shawnee, KS

Property Type:	Two land parcels with house and cabin.
Size:	+/-35.7 acres (25.6 acres and 10.1 acres)
Availability:	Immediately available
Dwelling Sizes:	+/- 400 SF cabin is on 4800 Renner (larger parcel of land) +/-720 SF house is on 4900 Renner (smaller parcel of land)
Area Utility Providers:	Gas- Kansas Gas Service Electricity- Westar Energy Water- WaterOne Sewer- Septic system
Current Zoning:	Agricultural
Master Planned Use:	Office
Schools:	De Soto School District (Mill Valley High School)
Taxes (2009):	\$405.25 for 4800 Renner \$164.31 for 4900 Renner
Offering Price:	\$980,000
Attributes:	This beautiful parcel of land is conveniently located just West of Renner Road and extends South from the Johnson County Line. Lake Quivira is adjacent to the east. A tenant currently occupies the house on a short-term lease and looks after the property. This land has a pond and sits high overlooking the Kansas River and is full of hardwood timber including Hickory, Walnut and Oak. Located adjacent to Lake Quivira (just across Renner to the East), the property is an excellent development opportunity.

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