



THE
FARM & RANCH
VENUE



A VENUE LIKE NO OTHER

Nestled in the heart of the Flint Hills in Southeast Kansas, our 700-acre ranch is more than just a venue—it's the backdrop to your unforgettable moments.

With a limited number of events each year, we promise a personal touch and an atmosphere uniquely tailored to your vision. From bachelor parties, weddings and family reunions to corporate events and private concerts, CW Farm and Ranch Venue can host it all. Tell us about your vision, and let's make it extraordinary.





THE MAIN HOUSE

7 ROOMS 15 BEDS SLEEPS 28

The Main House is the heart and soul of The CW Farm and Ranch Venue. Enjoy comfortable suites and multiple entertainment spaces while you experience luxurious cabin life in this seven bedroom home.

SABLE HOUSE

6 ROOMS 7 BEDS SLEEPS 14

Looking for a quiet corner? Look no further than Sable House. This quaint cabin provides the peaceful escape into nature our guests crave.



PARTY BARN

4 ROOMS 9 BEDS SLEEPS 12

If you've ever wanted your own private bar, The Party Barn is for you. The upscale lounge, arcade games and mega sectional create a space fit for any occasion.

AXIS INN

38 ROOMS 52 BEDS SLEEPS 104

The Axis Inn will provide ample sleeping quarters perfect for large-scale parties such as corporate retreats, weddings, and family reunions.



WHAT TO DO

Explore our wide-open spaces or unwind by the water. There's plenty of outdoor fun to be had, from hiking to fishing. And if you prefer indoor activities, we've got you covered with arcade games, pool tables, and more.

ACTIVITIES AT THE RANCH

OUTDOOR

ATVs
Bags/Cornhole
Basketball
Fishing
Giant Jenga
Giant Tic Tac Toe
Jetski / Canoe
Large Outdoor Shuffle Board
Ladder Ball
Paddle Boards
Pickleball

ARCADE

Arcade Games
Arcade Race Cars
Buck Hunter
Golden Tee
King Kong VR
Pinball Machines
Pop A Shot

CITY OF FREDONIA

Golf Course
City Parks
Fredonia Regional Hospital
Historic Clock Tower
Old Mill Dam
South Mound

OUTDOOR

Sherp Rides
Swimming Pool & Hot Tub
Swimming - Lake
Yard Dice
Yard Farkel
Yardzee
Fall River - Floating
Morel Mushroom Hunting
Bocce Ball
Disc Golf
Horse Shoes

INDOOR

Dance Floor w/ LED Wall
Indoor Shuffle Board Tables
Ping Pong Table
Pool Tables
Top-of-the-line Sound System
Karaoke Machine



WEDDING PACKAGES

CEREMONY & RECEPTION **\$37,500***

- Unlimited Access to the Ranch all day.
- Island Ceremony Location. (Includes white arch and white ceremony chairs)
- Use of designated facilities for preparation of bride and groom's wedding parties.
- Includes round, rectangle, and cocktail tables with white tablecloths.
- 175 white chairs, plates, glasses, silverware, and white linen napkins for reception.
- Unlimited access to Party Barn for reception. (Includes all Party Barn amenities; Video Games, Ping Pong, Shuffleboard)
- Use of Pool*** and Hot Tub.
- Dedicated Ranch Staff Member available 24/7 to work with either wedding coordinator or the couple. Available to assist with planning and coordination with our preferred vendors. (catering, music, etc.)

DELUXE **\$47,500***

- 1 night lodging for up to 40 people. (Main House & Party Barn)**
- Unlimited Access to the Ranch.
- Island Ceremony Location. (Includes white arch and white ceremony chairs)
- Use of designated facilities for preparation of bride and groom's wedding parties.
- Includes round, rectangle, and cocktail tables with white tablecloths.
- 175 white chairs, plates, glasses, silverware, and white linen napkins for reception.
- Unlimited access to Party Barn for reception. (Includes all Party Barn amenities; Video Games, Ping Pong, Shuffleboard)
- Use of outdoor activities; Pool***/Hot Tub, Basketball, Pickleball, Shuffleboard, Yard Games, & Disc Golf.
- Transportation for guests within the Ranch property. (to and from accommodation site and ceremony site)
- Dedicated Ranch Staff Member available 24/7 to work with either wedding coordinator or the couple. Available to assist with planning and coordination with our preferred vendors. (catering, music, etc.) Available to assist planning & coordination of outdoor activities.

ELITE **\$77,500***

- 2 nights lodging for up to 54 people. (Main House, Party Barn, & Sable House)**
- Unlimited Access to the Ranch.
- Island Ceremony Location. (Includes white arch and white ceremony chairs)
- Use of designated facilities for preparation of bride and groom's wedding parties.
- Includes round, rectangle, and cocktail tables with white tablecloths.
- 175 white chairs, plates, glasses, silverware, and white linen napkins for reception.
- Unlimited access to Party Barn for reception. (Includes all Party Barn amenities; Video Games, Ping Pong, Shuffleboard.)
- Use of all Ranch activities; Pool***/Hot Tub, Basketball, Pickleball, Shuffleboard, Bocce Ball, Horseshoes, Yard Games, Disc Golf, Lake Swimming, Fishing, Fall River Floating, ATV's & Trails, Jet Ski/Canoe, Sherp Rides.
- Transportation for guests within the Ranch property. (to and from accommodation site and ceremony site)
- Transportation for up to 12 people to and from airport.
- Dedicated Ranch Staff Member available 24/7 to work with either wedding coordinator or the couple. Available to assist with planning and coordination with our preferred vendors. (catering, music, etc.) Available to assist planning & coordination of outdoor activities.

PACKAGE ADD ONS:

Beverage Package	Flowers	Manicure	DJ
Catering	Hair & Makeup	Massages	Photographer
Bartenders	Facial	5-Piece Cover Band	Tents

*Packages do not include catering, beverages, liquor, bartenders, DJ/music, photographer, accommodations or activities not listed. Additional charges may apply.

** Separate charges for additional guest accommodations.

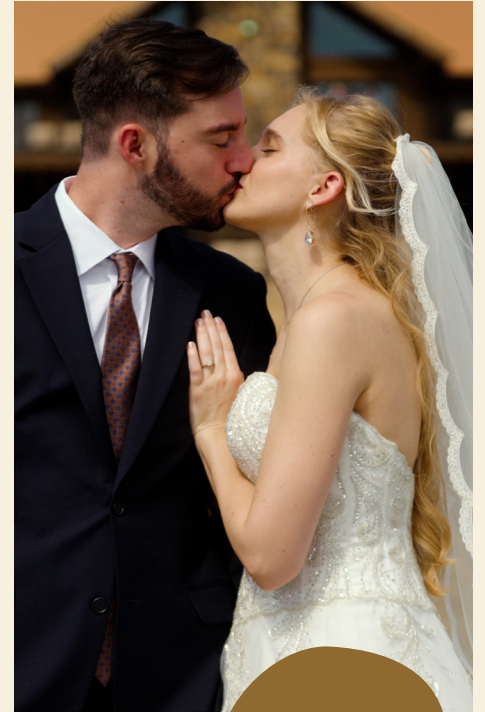
***Additional charge of \$1,000 to heat the pool.



PLAN YOUR CELEBRATION

If you can dream it, we can make it happen. With a limited number of events each year, we promise a personal touch and an atmosphere uniquely tailored to your vision. From bachelor parties, weddings and family reunions to corporate events and private concerts, CW Farm and Ranch Venue can host it all.

FREDDONIA



KANSAS



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