



Area Homes Specialists

Setting the trend for how Real Estate is sold in the Midwest.

www.BarnesRealty.com

18156 Hwy 59
Mound City, MO 64470
(660) 442-3177

1711 Oregon
Hiawatha, KS 66434
(785) 742-4580

1708 Prairie View Rd, Suite B
Platte City, MO 64079
(816) 219-3010

1011, Kickapoo St. Hiawatha. Kansas



Finally, *that fixer-up-er*, priced so you can purchase and finish the interior and sell or rent at a profit, or even become that dream home you have been waiting for. This cute small home has already had many of the remodeling tasks already completed. New siding, new thermo pane windows, new roof, and new front porch/deck already completed, just the interior remains to be done, so you can complete it to your own taste.

Price: \$59,950.00

PRICE REDUCED: \$42,500.00

Taxes: 2023 taxes: \$523.84

Lot size: 50' X 140'

Exterior: Vinyl (new)

Other Features: *New front deck/porch

Bedrooms: 1 down, 3 up

Foundation: Stone & Concrete

Water: City

Garage: Single (detached)

*Open back yard

Baths: One

Basement: Full unfinished

Sewer: City

House Sq. Ft.: 690 down; 555 up

*Several big shade trees

LISTING AGENT:

Roger Aberle; 785-547-6289 Email: roger@barnesrealty.com

BROKER PARTICIPATION:

Barnes Realty Company, as listing Broker, will gladly and fully cooperate with most licensed Real Estate Brokers to obtain a sale of the property on terms satisfactory to the current Owners. Brokers should call our office for details of our Co-Brokerage Policy.

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This information is thought to be accurate; however, it is subject to verification and no liability for error and omissions is assumed. Barnes Realty has made every effort to present accurate information on the property presented. Most of the information comes from outside sources: County/Government/Seller and human error can occur. It's the Buyer's responsibility to satisfy himself with the information presented and to determine the information to be true and accurate and the property to be suited for his intended use. The listing may be withdrawn with or without approval. The Seller further reserves the right to reject any and all offers.

All inquiries, inspections, appointments, and offers must be sent through:

RICK BARNES, BROKER, BARNES REALTY COMPANY, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 1-660-442-3177.

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Photos



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