



### SALES ASSOCIATES

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## Macon Realty Co.

506 N. Missouri Street, Suite A  
Macon, Missouri 63552  
(660) 385-2016  
www.maconrealtyco.com



### BROKER

Dan M. Wilt, (660) 385-3970

### BROKER ASSOCIATE

Dana Hildreth, (660) 385-6221  
Karen Murr, (660) 385-2960  
Mark Walker, (660) 833-5560

**Property Address** 33002 Lake St. Macon, MO 63552 **MLS#** 14814 **Price** \$195,000.00

### General Information

Year Built Unknown  
1020 m/l  
Est. Sq. Ft. 345 dormer  
Taxes \_\_\_\_\_  
School Dist. Macon  
Style Cape Cod  
Ext. Const Vinyl  
Roof Asphalt  
Basement Partial  
Heating GFA  
Cooling C/A  
Utility Cost \_\_\_\_\_  
Water Rural  
Lease  
Propane Tank REA  
Sewer Lagoon

### Kitchen

Cabinets Wood  
Oven/Range Yes  
Exhaust Fan Yes  
Dishwasher Yes  
Food Disposal Yes  
Refrigerator Yes

### General Inside

Vinyl Yes Ceiling Fan(s) 3  
Hardwood Yes Attic Fan No  
Rod/Drapes All stay Phone Lines Yes  
Closets 2 Phone Jacks Yes  
Screens Yes Cable TV Hook Up No  
Replaced  
Storm Windows Double Hung Satellite \_\_\_\_\_  
Water Heater 50 gallon electric

### Garage & Yard

Garage No  
Outbuildings 40x60 pole building, 1 frame barn, 1 loaf shed, 1 grain bin – not weather tight  
Lot Size 59.3 acres m/l  
Street Gravel

ROOM	BASE-MENT	MAIN FLOOR	UP-STAIRS
Living Rm.		33'4	
Dining Rm.		x13'4	
Kitchen		10'3x11'7	
Breakfast			
Bath 1		5'2x7'6	
Bath 2 ½			5'6x3'6
Bedroom 1		13'6x9'	
Dormer/Bedroom 2			33'4x10'6
Utility Rm		11'7x5'2	

**Remarks:** Cute 3 bedroom 2 bath Cape Cod home setting on the edge of Macon. The home is just like new as it has been completely remodeled inside and out. The interior has a new kitchen to include all appliances, new baths to include vanities and showers, new interior paint and wiring throughout. The exterior has new replacement windows, vinyl siding, concrete patio and porch.

There is plenty of room for your horses or cattle on the 59.3 acres of beautiful rolling pasture. There are several buildings on the property which include a large barn with enclosed awning and electricity, large metal machine shed with electricity, large metal pacemaker building plus a small grain bin. Macon school district with awesome potential.

The above information is deemed reliable but not guaranteed. All measurements shown are approximate.



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## FARM/HUNTING LISTING



**Location** 33002 Lake St., Macon, MO 63552    **MLS #** 14814    **Price** \$195,000.00

### General Information

**Acres** 59.3 m/l

**School District** Macon

**Road Type** Gravel

**Taxes** TBD

**Outbuildings** 40x60, frame barn, loaf shed, grain bin – not weather tight

### Features

#### Description:

Excellent pasture farm with good buildings, home located close to town with development potential.

#### General Location:

Hwy 63 North to Lake Street, East on Lake Street approximately 2 1/2 - 3 miles to property.

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