



# We Sell Big Lake!

*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**

## #23 131 Danbury, Big Lake, MO

*Here is a GORGEOUS elevated lakefront cabin/home that the current Owner has started construction and is letting the new Owner complete! It offers one of the BEST locations on the water with good water depth, dead end road, afternoon shade, large yard, private concrete boat ramp, great seawall, mature trees, plush covered dock with boat lift!  
**ACT NOW** as it's being offered at a fraction of what it would cost to start building from scratch while **YOU** still get to design the interior yourself!!*



**Price:** \$140,000.00

**# Bedrooms:** 2+

**# Baths:** 1+

**Lot Size:** Approx. 110' X 150'

**School District:** Craig R-III

**Taxes:** 2017 taxes were \$1,068.05

**Foundation:** Poured concrete

**Basement:** Poured concrete enclosure w/ screened in room & garage

**Sewer:** Septic system

**Water:** City

**Exterior:** Vinyl siding/asphalt shingle roof



### Other Features:

- Plush covered boat dock
- Kitchen cabinetry – on site to install
- Boat lift
- Dead end road with less dust
- Private concrete boat ramp
- Fire pit
- Great seawall
- Ready to design the inside and make it your own!

### LISTING AGENT:

Alyssa Barnes (660) 851-1171 or [alyssa@barnesrealty.com](mailto:alyssa@barnesrealty.com)

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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 The listing may be withdrawn with or without approval.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 CO, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 660-442-3177.**

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**Photos**





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