



We Sell Big Lake!

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

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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

#12 335 Mallard Lane, Big Lake, MO 64437



Here is a SPACIOUS 3-bedroom lake home on a beautiful lot with prime location! Includes an open floor plan with vaulted ceilings, spacious bedrooms, lakeside balconies, and a detached garage making this the perfect weekend lake retreat, a place to entertain, or a plush year-round home! Includes a boat hoist, double jet ski lift, dock & concrete seawall! Lower level is unfinished & includes a second bath! Situated on the west side of the lake, the lakeside yard will be shaded in the afternoons, and you won't be facing the sun glare off the water! Call before it's too late!

Price: \$249,900.00

Lot Size: 75' x 220'

2021 Taxes: \$2,283.86

Bedrooms: 3

Baths: 2

Heating/Cooling: Central/Heat Pump

Year Built: 2008

Garage: Detached

Sq. Footage: ~1100 ft + lower level

Features:

- Open floor plan
- Master bedroom
- 2 baths (upper & lower)
- Utility room
- Detached metal garage
- Poured concrete foundation with substantial elevation
- City water
- Concrete seawall
- Battery-powered aluminum boat lift with canopy frame & vinyl
- Dual aluminum jet ski lift with canopy frame
- Parking in and around detached garage
- Superb lake location & water depth
- Lakeside balconies
- 1,000 gal. newer septic system

LISTING AGENT: Alyssa Barnes

(660) 851-1171 or alyssa@barnesrealty.com

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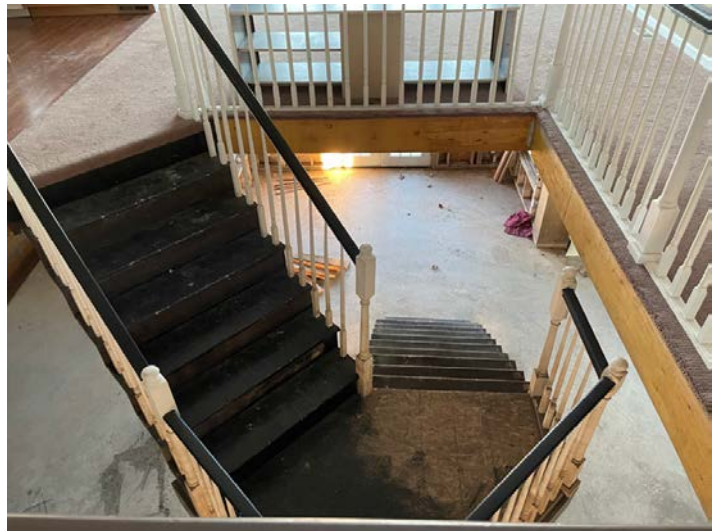
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RICK BARNES, BROKER, BARNES REALTY CO, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 660-442-3177.

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