



## 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

### **#30 102 Schoonover, Big Lake, MO**



*This is a SWEET set up with a 43ft long totally loaded 2012 Cyclone HD Edition Toy Hauler camper, screened in porch and storage shed INCLUDED!! Property is located in an ABSOLUTELY BEAUTIFUL location on the lake!! It is located on a dead end with less traffic and less dust! Perfect for anyone who wants an instant set up ready to enjoy!!! The screened in porch is perfect for an evening next to the lake without those pesky bugs! Do you love it at the lake, but like to travel? Hook up and take this beautiful home on wheels and go!! Located right next to a public boat ramp for easy lake access!*

**Price:** ~~\$129,500.00~~  
**NEW PRICE:** ~~\$120,000.00~~  
**NEW PRICE: \$112,000.00**

**Water:** City

**School District:** Craig R III

**Taxes:** 2015 taxes were \$186.35

**Lot Size:** 75' X 70'

#### **Other Features:**

- Large 20ft x 18ft Screened in Carport
- Carport includes electric outlets & ceiling fans!
- Concrete patio
- Seawall
- 10ft x 8ft outside storage shed
- Landscaping
- Rock garden
- Concrete benches
- Concrete planters
- Fire pit
- City water
- 16'x16' Dock (2 years old) with additions (1 year old)
- Solar yard lights

#### **LISTING AGENT:**

Ryonee McCann (409) 790-5283 or [ryonee@barnesrealty.com](mailto:ryonee@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 him self 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 The listing may be withdrawn with or without approval.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.**

***#30 102 Schoonover, Big Lake, MO***  
***2012 43ft Cyclone HD Edition Toy Hauler Camper Model 3712CK***

Camper Features:

- VERY FEW MILES
- All electric
- Toy hauler (this space is climate controlled!)
- Undercarriage storage
- Out door entertainment
- 6 TV hookups
- One 40" flat screen Sansui® TV
- Outdoor fridge and mini kitchenette
- Outdoor attached grill
- 3 slides
- 2 Electric Awnings
- Out door gas station for all your toys! 20-25 gal capacity
- 4 Queen size beds (one is in loft with TV hook ups!)
- Camper sleeps 8-10
- Fold out patio (play pin) patio encloses with short fold out screens!
- Removable Three season door w/removable glass for screen door also
- Out door shower
- Dual 30# propane tanks
- Dual AC units
- 50 amp service
- Cummins Onan® RV QG 5500 generator (only 6 hours on it)
- Walk-In closet in Master bedroom
- Full bath
- Upgraded full-size Frigidaire® microwave
- Built in range fan
- Lots of cabinet and storage space
- Washer and dryer hook-up's
- Central air and heat
- Vents are temperature controlled and rain censored (close automatically)
- Plush pillow top in the Master bedroom
- Jensen® surround sound inside and outside the camper
- Eureka® Yellow Jacket central Vacuum system inside and outside



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