



# Area Homes Specialists

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(816) 219-3010

## 66300 703 Lane, Rulo, NE 68431



*This is an absolutely gorgeous set up! Fully furnished 4 bedrooms, 2 bathrooms, resting on three lots located on a quiet private road on the Lewis and Clark Estates addition in Rulo, Ne. Including a commercial kitchen that you have always dreamed of, fishing boat, motor and trailer for some relaxing river time and a zero-turn lawn mower well, those just sweeten this set up! HUGE covered deck, beautiful landscaping all the way around and a floating dock with a view of the Missouri River that is hard to beat!!! Three car tandem garage with space for up to at least 7+ vehicles and a workbench station with great lighting and tons storage space!!! Not to mention an elevator for easy below garage to upstairs access!! There is so much included, you must see to appreciate!*

**Price:** \$239,900.00

**# Bedrooms:** 4

**# Baths:** 2

**Year Built:** 2006

**Exterior:** Vinyl siding

**Garage:** 3 car Tandem

**Taxes:** 2016 taxes were \$2,526.18.

**Foundation:** Poured concrete

**Basement:** Insulated with an elevator

**Lot size:** 3 lots/1.36 Acres +/-

**Water:** City

**Sewer:** Septic system

**Hot water heater:** Propane Rinnari tankless

**Home Sq. Ft.:** Approx. 2,238 Sq. Ft.

**Heating/Cooling:** Propane/Central A/C/ wood burning fireplace

**Garage Sq. Ft.:** Approx. 960 Sq. Ft.

### Other Features:

- Simplisafe home security system
- Viking Professional 60" open burner Depth Range & Hood
- Sky lights, under counter lighting and drop lighting
- Wine bar w/ wine cooler
- Ring Brand video doorbell-Answer no matter where you are!
- Tandem garage/ room for 7+ vehicles
- Insulated garage with a work bench island & great lighting
- Tons of storage and shelving for organizing
- Tilt in windows for easy cleaning
- Beautiful furnishings and most modern décor included!
- Two sliding glass entry doors to the deck
- HUGE covered deck approx. 1,090 Sq. Ft. w/beautiful outdoor lighting
- Stainless steel appliances + wine fridge and third refrigerator in laundry room
- Elevator
- TWO kitchen sinks
- Beautiful wood burning fireplace
- Oversized Jacuzzi tub in Master bath
- HUGE walk in closet that can double as office or craft room
- 60" Massey Ferguson diesel zero-turn mower
- Horizon Jon boat/ 40 HP Mercury motor & Shoreland'r trailer
- Carport on concrete pad
- Floating boat dock w/ ramp and concrete pad access

### LISTING AGENT:

Ryonee McCann

(409) 790-5283 or [ryonee@barnesrealty.com](mailto:ryonee@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.

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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 COMPANY, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 1-660-442-3177.**

**66300 703 Lane, Rulo, NE 68431**

**Photos**

**Check out more photos of this home at [BarnesRealty.com](http://BarnesRealty.com)!**



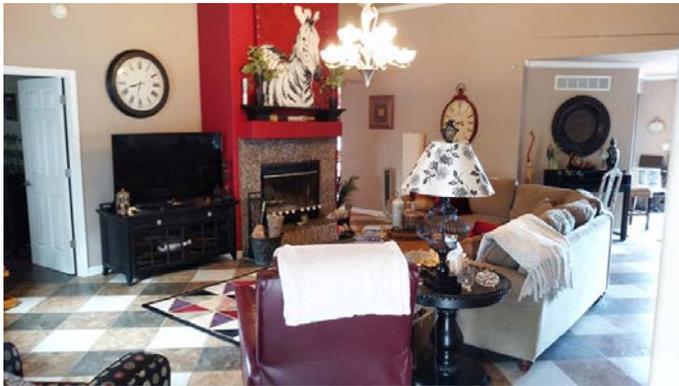
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