



## Area Homes Specialists

*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**

***201 N. Main Street, Craig, MO 64437***



***Here is a reasonably priced 2-bedroom 1-bath home with an attached 2-car garage on a large corner lot that is essentially move in ready! Great starter home, hunting cabin, rental, or investment property!***

***Seller willing to lease short term only...no long term nor lease to own.***

***MOTIVATED SELLER...OWNER SAYS, MAKE OFFER!***

**Price:** \$32,000.00

**# Bedrooms:** 2

**# Baths:** 1

**Taxes:** 2020 taxes were \$216.07

**Foundation:** Concrete

**Exterior:** Wood siding

**Lot size:** Approx. 50' X 100'

**Water/Sewer:** City

**Garage:** 2 Car-attached

### **Other Features:**

- Storage shed w/concrete floor
- Big shade tree
- Gas furnace (8-10 yrs. old)
- Newer water heater (1 year)
- New flooring in laundry room- *(previous linoleum got a skim of floodwater on it in 2019...rest of living space did NOT.)*
- Covered front porch
- Nice corner lot
- Newer roof (1-2 yrs. old)
- Bathroom & kitchen remodeled 4 yrs. ago
- Lower kitchen cabinets on premises to re-install
- Garage has concrete floor

**LISTING AGENT:** Alyssa Barnes  
(660) 851-1171 or [alyssa@barnesrealty.com](mailto:alyssa@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. Brokers should call our office for details of our Co-Brokerage Policy.

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

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 The listing may be withdrawn with or without approval.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 COMPANY, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 1-660-442-3177.**

***201 N. Main Street, Craig, MO 64437***  
***Photos***



***201 N. Main Street, Craig, MO 64437***

