



T R O P H Y
 PROPERTIES AND AUCTION
 LAND | RECREATIONAL | RESIDENTIAL

Callaway County Missouri Land & Home iAuction

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BIDDING ENDS THURSDAY, MARCH 3RD AT 10:00 AM
 SEE FULL TERMS & CONDITIONS AT WWW.TROPHYPA.COM

PROPERTY ADDRESS:

7157 County Road 133
 Steedman, MO 65077

ACRES: 16.9

COUNTY: Callaway

PROPERTY DESCRIPTION:

Open house #1: Sunday, February 13th 1PM to 3PM. , **Open house #2:** Saturday, February 19th 10AM to Noon., **Open house #3:** Saturday, February 26th 10AM to Noon.

Country living at its finest, including the high-speed fiber internet! This picturesque, private property is located ½ mile off Hwy O in Callaway County, 8 miles outside of Fulton and less than 40 miles from Columbia, MO.

The ranch style home sits back off the road and the woods provide an immense amount of privacy. On the main level of the home, there are two oversized bedrooms, a recently updated custom kitchen with cherry cabinets and quartz counters, a large living room, laundry room, 2.5 bathrooms, and a sunroom that could be used many ways. A one car garage and deck complete the main level.

The partially finished basement provides another conforming and one non-conforming bedroom and bathroom. The unfinished portion provides an area that could be finished to complete a teen retreat. The basement also has plenty of built-in shelves for storage.

The outdoor living space is what sets this property apart. Enjoy the park like setting from your patio or deck off the living room or sunroom. A high-quality outbuilding could be used for storage or an outdoor entertaining pavilion, it includes a concrete, covered patio and is located across from the built-in fire pit. Enjoy summer tomatoes from the existing garden bed and eggs from the custom-built chicken coop. The 30x36 shop was built in 2002 and is insulated and heated. A covered lean to provides protection against the elements for your outdoor equipment. The property is all wooded and several nice size bucks have been taken off the property.



PRESENTED BY:

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