

Woodland Acres
38493 Highway 42 West
Dixon, MO 65459

\$499,000
20± Acres
Maries County



MORE INFO ONLINE:

1

<https://livingthedreamland.com/>



Woodland Acres
Dixon, MO / Maries County

SUMMARY

Address

38493 Highway 42 West

City, State Zip

Dixon, MO 65459

County

Maries County

Type

Hunting Land, Recreational Land, Residential Property

Latitude / Longitude

38.1809 / -92.0952

Taxes (Annually)

2051

Dwelling Square Feet

3916

Bedrooms / Bathrooms

5 / --

Acreage

20

Price

\$499,000

Property Website

<https://livingthedreamland.com/property/woodland-acres-maries-missouri/52924/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



PROPERTY DESCRIPTION

Welcome to Woodland Acres! A true private retreat offering a two-story, 5 bedroom, 5 bath home on 20 primarily timbered acres. The main level has an open-concept kitchen featuring custom cabinets, glass & stone backsplash, granite countertops, a large island, and stainless-steel appliances. The beautiful plank flooring flows through the kitchen, dining, and living areas. A main level master suite that provides a walk-in closet, bathroom with shower, jetted tub, and laundry. There are 4 bedrooms, a full bath, and a laundry room on the upper level. The lower level provides a space made for entertainment with a large family area, 2 half baths, and 1 car garage. The home has an abundance of storage space available. Outside, you will be met with the large wrap-around porch that flows into the pool deck at the back of the home. 3 carports, a storage shed, and a machine shed stand ready for all your outside storage needs. An alternative heat source is available with the water-circulating wood furnace. One of the neatest features of the property is the off-grid cabin situated behind the home in the middle of the timber. This property offers much more than can be listed; it's an opportunity to immerse yourself in nature. Come take a look for yourself and see what makes Woodland Acres the ultimate oasis.

MORE INFO ONLINE:

<https://livingthedreamland.com/>



Woodland Acres
Dixon, MO / Maries County

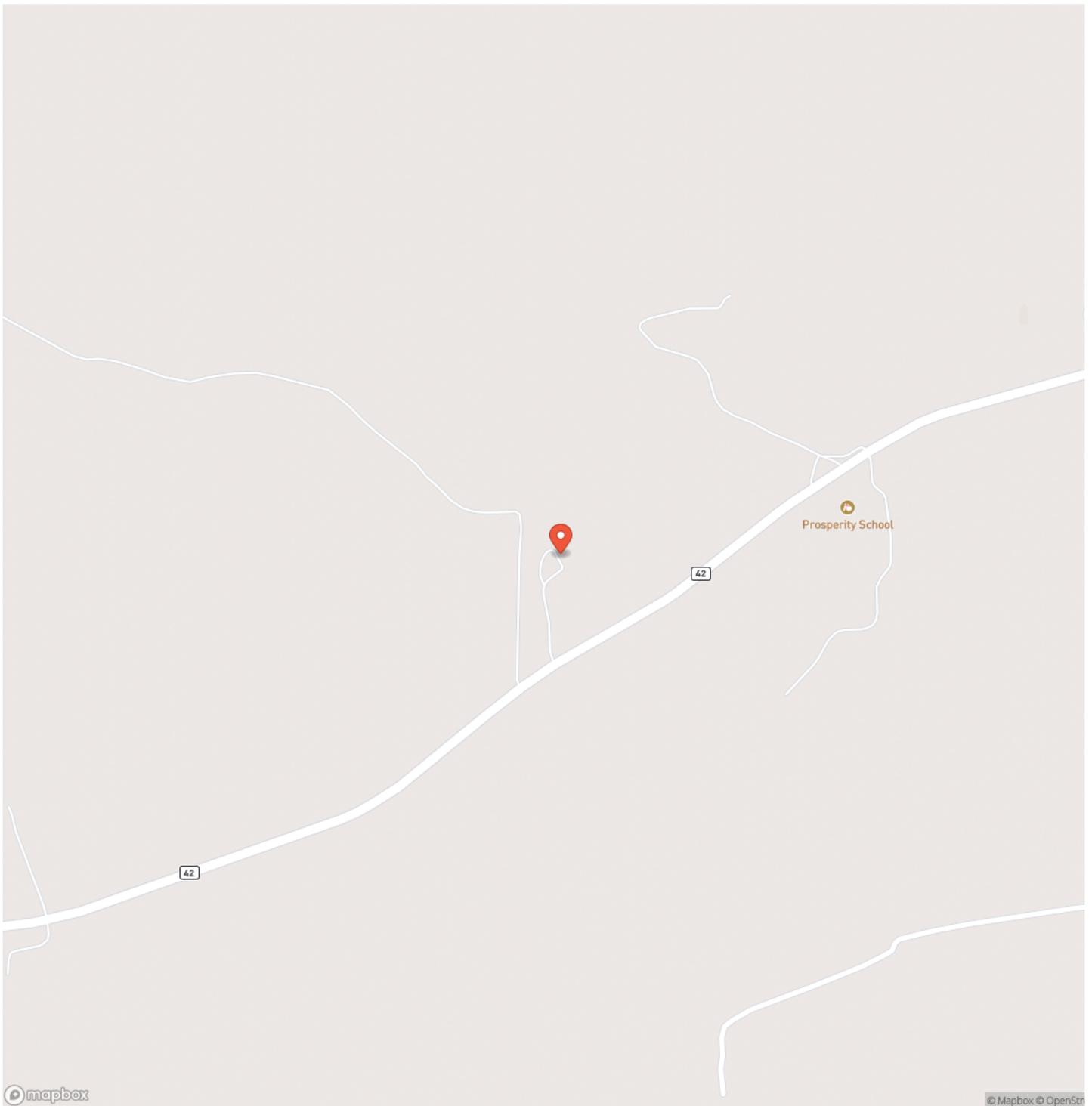


MORE INFO ONLINE:

<https://livingthedreamland.com/>



Locator Map

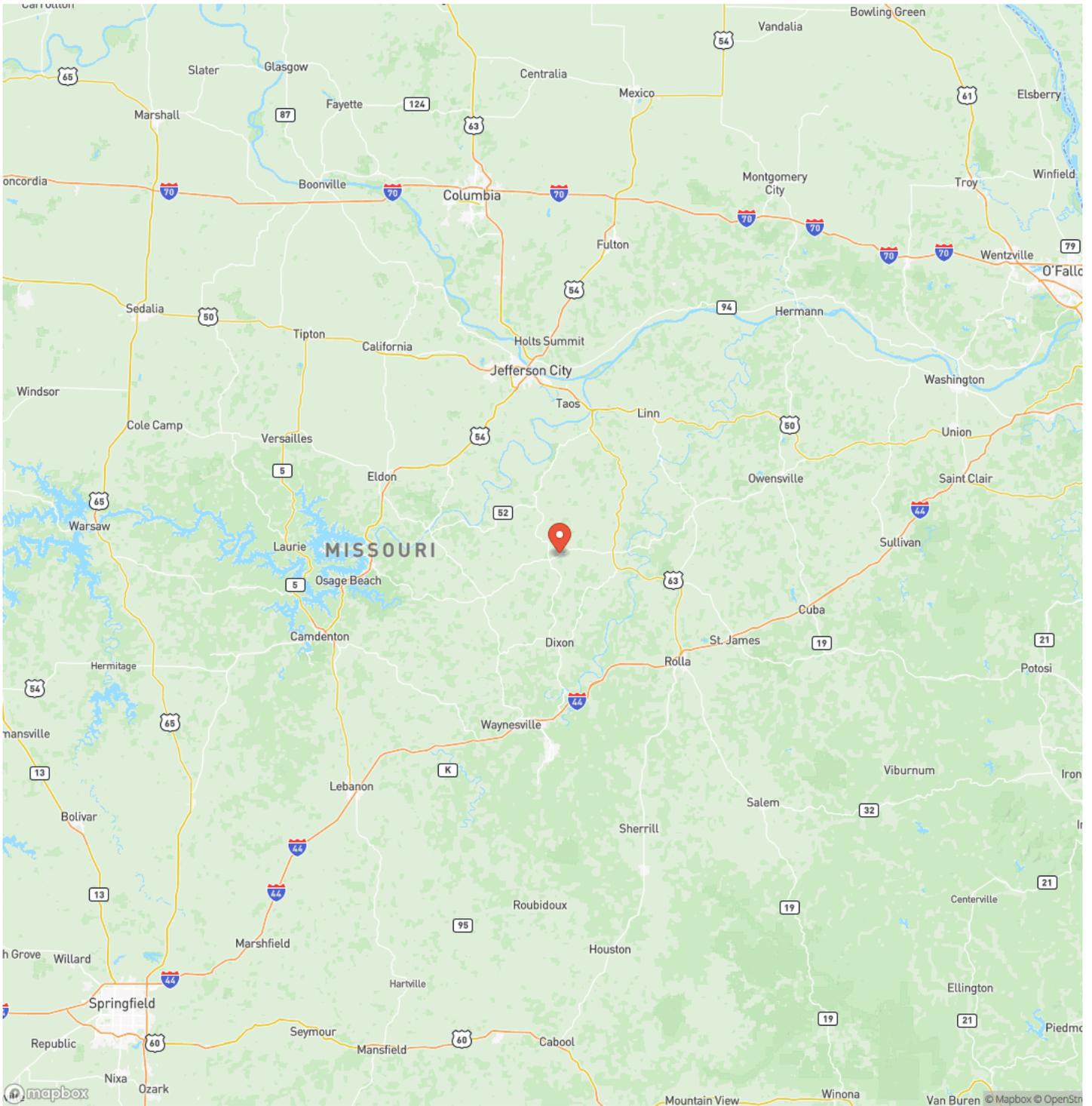


MORE INFO ONLINE:

<https://livingthedreamland.com/>



Locator Map



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Satellite Map



MORE INFO ONLINE:

<https://livingthedreamland.com/>



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Living The Dream Outdoor Properties
6484 North Service Rd.
Leasburg, MO 65535
(855) 289-3478
<https://livingthedreamland.com/>

MORE INFO ONLINE:

<https://livingthedreamland.com/>

