

Cottage in the Pines 32
12100 Bell Road
Roby, MO 65557

\$455,000
32.440± Acres
Texas County



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Cottage in the Pines 32
Roby, MO / Texas County

SUMMARY

Address

12100 Bell Road

City, State Zip

Roby, MO 65557

County

Texas County

Type

Farms, Hunting Land, Recreational Land, Residential Property

Latitude / Longitude

37.502234 / -92.081333

Dwelling Square Feet

1550

Bedrooms / Bathrooms

3 / 2

Acreage

32.440

Price

\$455,000

Property Website

<https://livingthedreamland.com/property/cottage-in-the-pines-32-texas-missouri/41369/>



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PROPERTY DESCRIPTION

Cottage In The Pines sitting on 32 m/l acres of majestic pines & tall hardwoods. This property has fantastic deer & turkey hunting & a spring creek access on the North side of the property. 1,550 m/l sqft home w/ 3 beds & 2 baths has been recently renovated w/ new flooring, cabinets, & a custom shower in the master bathroom. This property would make a great short term rental or could be used as a primary residence. Also on site is an older wooden building with metal roof and a small shed, 40x70 spray foam insulated shop featuring heated floors with lean to, and additional office area or storage in the back, & 4,000 sqft metal building with partial basement. This building features a small efficiency apartment, sauna, built in hot tub and large bar/game room up stairs. 1600 sqft indoor heated pool attached to building & needs work on cracked concrete. Seller does not have information on functionality of pool other than the cracked concrete. Listing does not have access to the lake! Property is agent owned.

MORE INFO ONLINE:

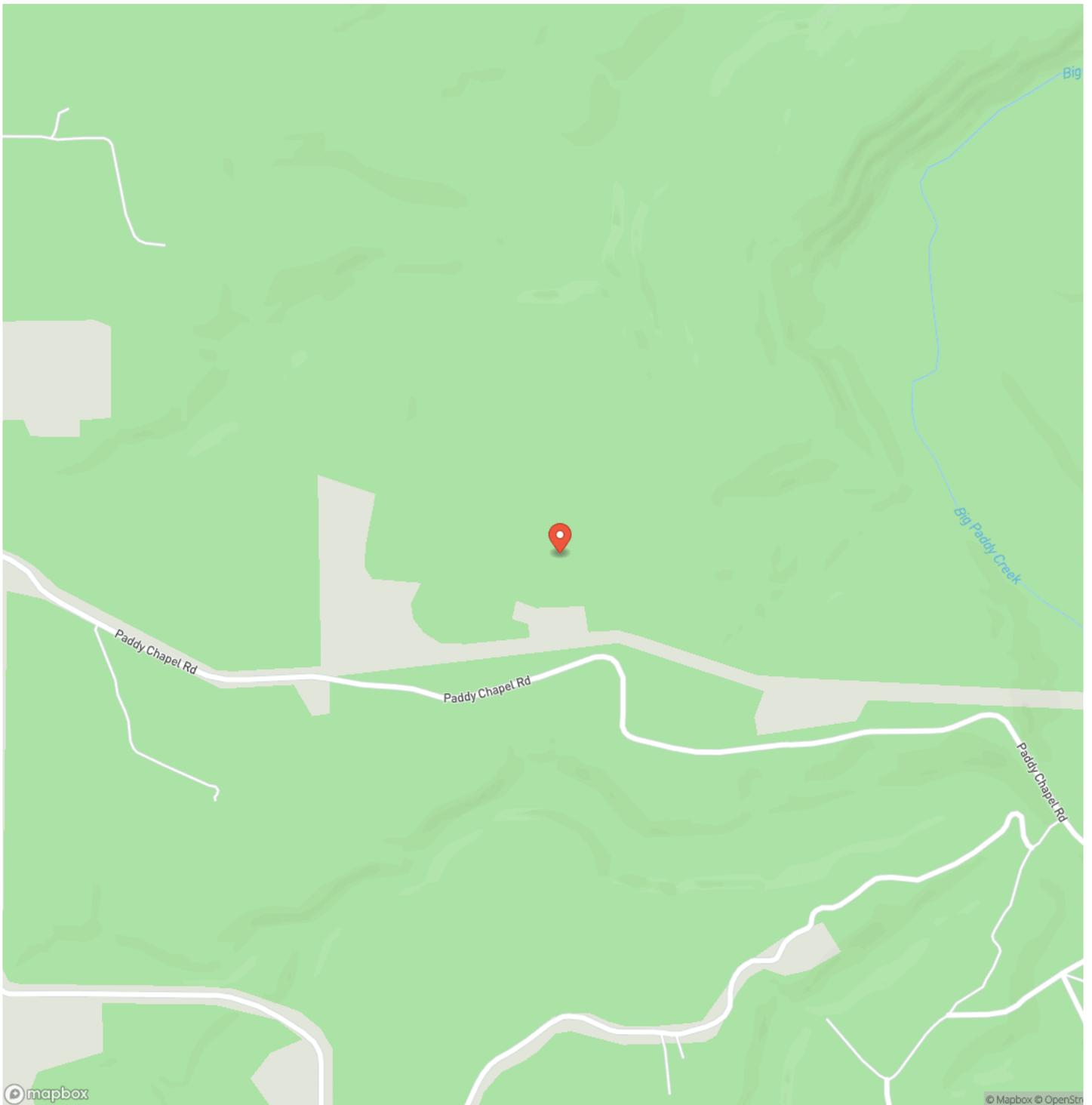
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Locator Map

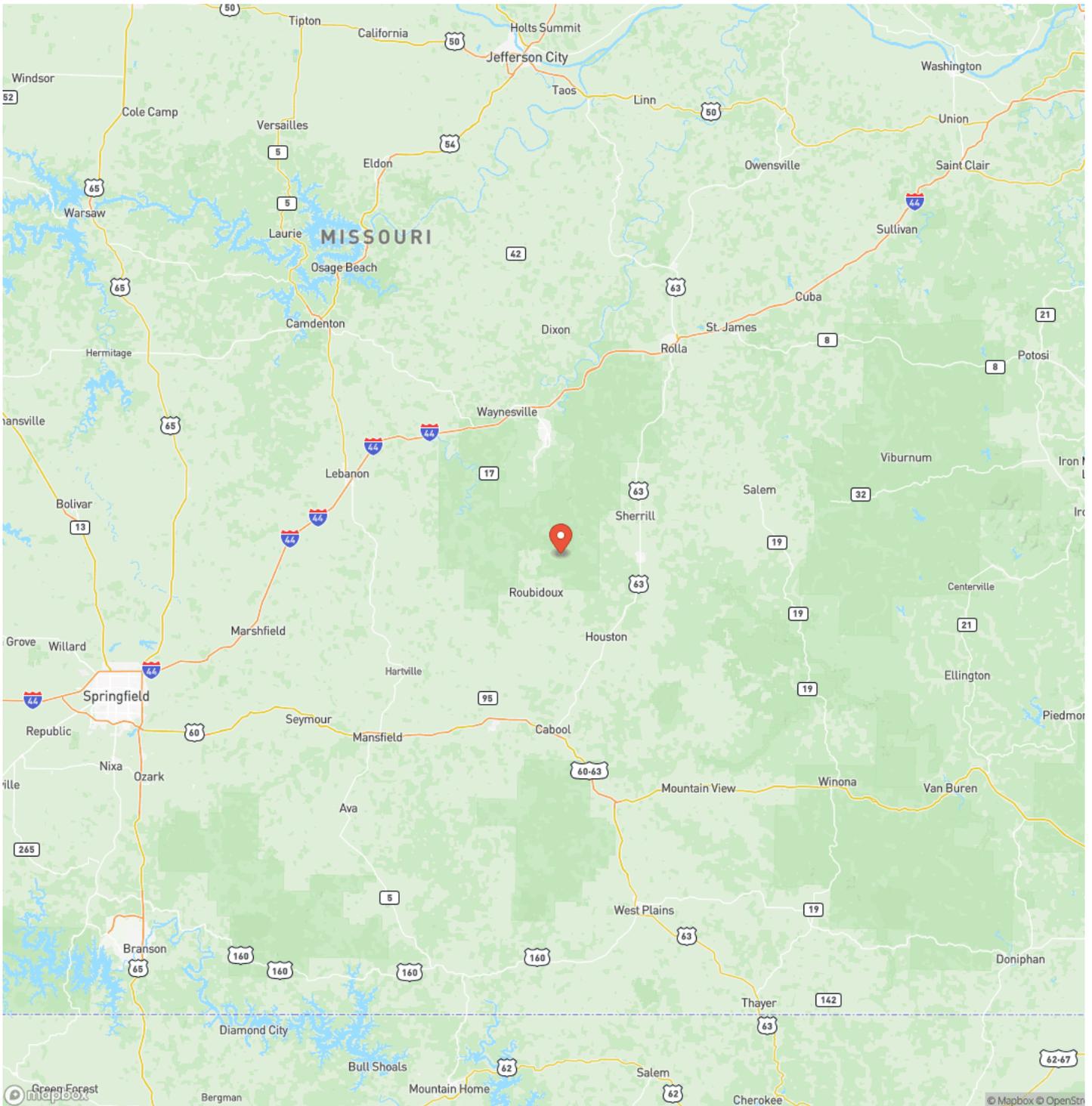


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Locator Map



Satellite Map



DISCLAIMERS

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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 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 relation 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.

MORE INFO ONLINE:

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