

**1404 Cody**  
Nixa, MO 65714



Powered by lakefrontexpo.com

MLS# SOM60312437



**\$549,000**

**4 Bedrooms | 4.5 Bathrooms | 3,623 Sqft**

Walk-out basement home in Nixa on about 1.4 acres! The spacious living room has hardwood laminate floors, a built-in bookshelf, a pellet stove, and scenic views. The kitchen is fully remodeled with new plumbing and high-end appliances, including a double oven, microwave, refrigerator, and premium cooktop, with newer tile flooring. The main-level primary bedroom has hardwood laminate floors. Its remodeled bathroom features wainscot walls and a new vanity. A main-level guest bedroom has its own fully remodeled bathroom with a new tub, tile, vanity, and sliding door. A remodeled half bath is also on the main level. The walk-out basement includes a family room, two bedrooms, a full bath, a theater room, and a finished storage room. Updates include a new water softener, A/C replaced in 2022, solid wood windows, and a new roof (2020). Outside, enjoy mature landscaping and a rebuilt, expanded wooden deck, located on a no-access road, offering a quiet, private setting.



**Liliana Owen**  
Phone: (417) 425-2125  
Keller Williams

For full listing details, please scan:

