

528 College
Rocky Comfort, MO 64861



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MLS# SOM60301585



\$409,000

5 Bedrooms | 3 Bathrooms | 2,100 Sqft

MOVTIVATED SELLER!! This recently renovated farmhouse sits on 7.9 acres and is full of opportunities and possibilities. The property features two large shop buildings that most people would dream of having. The 72x40 shop currently shelters the seller's horses and shoeing operation but could be transformed into anything you envision. The 40x60 insulated shop includes a storage loft above an apartment that's ready for your personal touch. The acreage is fenced and has been home to one of the area's most coveted gardens in recent years. When you're not enjoying the outdoors, you can relax on the wraparound porch and enjoy the breeze while sipping something cool. Inside, you'll find a recently renovated downstairs area that includes a dedicated dining space and a newly added laundry room and bathroom. Electrical updates have been made throughout, along with new light fixtures and ceiling fans. Fresh paint and sheetrock have replaced outdated paneling. The seller understands that flooring choices are personal and has left that decision to you. With five bedrooms, there's plenty of space for everyone to spread out and unwind. Travel time to Northwest Arkansas is 45 minutes or less, and Joplin is only about an hour away. The seller is motivated so hurry up and come and see why they say, "Farm livin' is the life for me!"



Dallas Lacaze

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