

18519 Farm Road 2000
Aurora, MO 65605



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MLS# SOM60323524



\$640,000

5 Bedrooms | 2 Bathrooms | 1,905 Sqft

****NEW PRICE & AN AMAZING OPPORTUNITY!**** Sellers are offering up to a \$25,000 buyer credit with an acceptable offer -- use it toward closing costs, an interest rate buy-down, or other approved buyer expenses. If you've been searching for the perfect place to homestead, hunt, farm, or simply enjoy the peace and privacy of country living, this is the property you've been waiting for! Built just last year, this beautiful 4 bedroom, 2 bath home sits on 40+ unrestricted acres and offers a flexible floor plan with a spacious second living area that could easily serve as a 5th bedroom, home office, or hobby room. Tucked away at the end of a 1/2 mile private drive, you'll enjoy two ponds and an established orchard featuring approximately 20 fruit-bearing mulberry trees, 8-10 cherry trees, blackberry bushes, passion fruit vines, persimmon trees, young pear, apple, and plum trees, plus mature walnut and pecan trees**. Inside, you'll find all new appliances and thoughtful upgrades including an 80-gallon water heater, Halo whole-house descender system, whole-house water filtration system, and a hot water recirculation line and pump. The home may be purchased **fully furnished**, and the tractor, UTV, storage cargo container, and two chicken/duck sheds are also included with acceptable offer - incredible turnkey opportunity. With no restrictions,



Tara Prater

Phone: (417) 366-3385

ReeceNichols - Mount Vernon

For full listing details, please scan:

