

# Residential

MLS 117369

Status **Active**

Address **18611 S. 1600 Rd**

**Price \$199,900**



City **Nevada** Agent Owned **No**  
 State **MO** Excl Agency  
 Zip **64772** Home Warranty **Yes**  
 County **Vernon**  
 Condominium  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year **2008**  
 Taxes-City \$  
 Taxes-Cnty \$ **\$1,035**  
 Deed Restrict **unknown**  
 Map Coordinates **S**

Acres-Apx **17.00**  
 Lot Size Apx **17ac**  
 School District **Nevada**  
 Priv Sch Avail **Yes**  
 Road Surface **Paved**  
 Zoning  
 Water **Public**  
 Sewer **Septic**  
 Yr Built **1978**  
 Yr Remodeled  
 Rooms **8**  
 Bedrooms **3**  
 Baths Total **2.50**  
 Lower Sq Ft Apx  
 Main Sq Ft Apx  
 Upper Sq Ft Apx  
 Total Sq Ft Apx **2,049**  
 Sq Ft Source **Assessor**

Style **Ranch**  
 Construction **Wood Frame**  
 Siding **Brick**  
 Roof **Shingle**  
 Basement **Crawl Space**  
 Garage **2 Car, Attached**  
 Heat **F/A, LP Gas**  
 Cooling **Central Air**  
 Water Heater **Electric**  
 Water Htr Gal. **40**  
 Pre-Inspection  
 Windows **Vinyl**  
 Window Treat  
 Appliances **Dishwasher, Range, Refrigerator, Microwave**  
 Features **Fireplace-Wood, Deck, Porch-Front, Sump Pump, Dock**  
 Electric Co. **KCP&L**  
 Gas Co.  
 Phone Co. **ATT**  
 Water Co. **PWS Dist**  
 Utilities-Avg \$ **\$138**  
 Source of Data **Utility Co.**  
 Possession  
 Disclosure Stmt **Yes**  
 Lease/Sale **For Sale**  
 Lease Price  
 Lease Terms  
 Lease Period

Room Name	Lv	Dim Apx	Flooring
<b>Kitchen</b>	<b>1</b>	<b>15' x 15'</b>	<b>Wood</b>
<b>Utility Room</b>	<b>1</b>	<b>14'7x 7'2"</b>	<b>Ceramic Tile</b>
<b>Living Room</b>	<b>1</b>	<b>11'8x16'3</b>	<b>Carpet</b>
<b>Dining Room</b>	<b>1</b>	<b>11'8x12'</b>	<b>Carpet</b>
<b>Family Room</b>	<b>1</b>	<b>15'x17'5</b>	<b>Wood</b>
<b>Bedroom</b>	<b>1</b>	<b>12'9x11'9</b>	<b>Carpet</b>
<b>Full Bath</b>	<b>1</b>	<b>4'x13'9</b>	<b>Vinyl</b>
<b>Master Bedroom</b>	<b>1</b>	<b>12'9x14'4</b>	<b>Carpet</b>
<b>Master Bath</b>	<b>1</b>	<b>5x8'9</b>	<b>Ceramic Tile</b>
<b>Bedroom</b>	<b>1</b>	<b>13'x12'</b>	<b>Carpet</b>
<b>Sunroom</b>	<b>1</b>	<b>19'8" x13'</b>	<b>Carpet</b>

**Public Remarks** **Solid ranch style home on paved road, edge of town. Property has appx 17 acres, fenced, crossed fenced and nice pond. Home has a new roof and tall crawl space. There is detached metal building that makes a great work shop. Comes with a one year home warranty. Newer sump pump in crawl space. Propane tank is leased.**

**Directions** **From Nevada take BB Highway (1500 Rd) South appx one mile just past Nevada Veterinary Clinic, turn left on Pawhuska road. Follow road east appx 3/4 mile and road goes to right. Keep going and home will be on your left side (east side of road).**

**Legal** **E 920 FT N 1/2 N 1/2 NW4 SW4 & S 1/2 N 1/2 NW4 SW4**

# Residential

MLS 116851

Status Active

Address 15474 E JayHawker Rd

Price \$225,000



City Nevada Agent Owned No  
 State MO Excl Agency  
 Zip 64772 Home Warranty Yes  
 County Vernon  
 Condominium No  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year 2008  
 Taxes-City \$  
 Taxes-Cnty \$ \$1,104  
 Deed Restrict unknown  
 Map Coordinates 16-36-31

Acres-Apx 2.60  
 Lot Size Apx 2.6 ac  
 School District Nevada  
 Priv Sch Avail Yes  
 Road Surface Blacktop  
 Zoning  
 Water Public  
 Sewer Septic  
 Yr Built 2002  
 Yr Remodeled  
 Rooms 6  
 Bedrooms 3  
 Baths Total 2.00  
 Lower Sq Ft Apx  
 Main Sq Ft Apx  
 Upper Sq Ft Apx  
 Total Sq Ft Apx 2,304  
 Sq Ft Source Assessor

Style Ranch  
 Construction Wood Frame  
 Siding Stone, Vinyl  
 Roof Composition  
 Basement Crawl Space  
 Garage Detached, 2 Car  
 Heat F/A, LP Gas  
 Cooling Central Air  
 Water Heater LP Gas  
 Water Htr Gal. 50  
 Pre-Inspection  
 Windows Wood, Thermal  
 Window Treat  
 Appliances Refrigerator, Dishwasher, Range, Microwave  
 Features Ceiling Fan, Dock, Deck, Porch-Covered

Room Name	Lv	Dim Apx	Flooring
Living Room	1	20'x32'	Carpet
Kitchen	1	22'x12'6"	Wood
Office	1	12'6"x10'	Carpet
Master Bedroom	1	22"x16'	Carpet
Master Bath	1	9'x9'	Carpet
Bedroom	1	16'x12'	Carpet
Bedroom	1	16'x12'	Carpet
Full Bath	1	14'x5'	Ceramic Tile
Utility Room	1	6'x9'	Wood

Electric Co. KP&L  
 Gas Co.  
 Phone Co. ATT  
 Water Co. PWS Dist  
 Utilities-Avg \$ \$320  
 Source of Data Utility Co.  
 Possession  
 Disclosure Stmt  
 Lease/Sale For Sale  
 Lease Price  
 Lease Terms  
 Lease Period

Public Remarks Home has possible fourth bedroom or office. Kitchen and dining room have hickory wood floors. Nice covered deck on the back that looks out over beautiful back yard. Impressive stocked pond with dock. Home has raised ceilings in all bedrooms and family room. Oak kitchen cabinets by Boyles cabinets in Foster Mo. 30' x 45' detached insulated two car garage/ shop in back. Home come with a one year home warranty through Home Warranty Inc. Garage/ shop is plumbed for sink and stool per owner. Stamped concrete floor

Directions North of Nevada appx 2 miles. Close to Antioch church.

Legal BEG NE COR NE4 SE4 TH W 313' S 414' E 280.07' TO E LN NE4 SW4 N TO POB EX RD ROW. 16-36-31

# Residential

MLS 115568

Status Active

Address RR1 Box 345

Price \$249,900



City Nevada Agent Owned No  
 State MO Excl Agency No  
 Zip 64772 Home Warranty  
 County Vernon  
 Condominium No  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year 2007  
 Taxes-City \$  
 Taxes-Cnty \$ 1,580  
 Deed Restrict unknown  
 Map Coordinates north

Acres-Apx 20.00  
 Lot Size Apx 20 acres  
 School District Nevada  
 Priv Sch Avail Yes  
 Road Surface Gravel, Paved  
 Zoning Agricultural  
 Water Public  
 Sewer Septic  
 Yr Built 1993  
 Yr Remodeled  
 Rooms 9  
 Bedrooms 4  
 Baths Total 3.00  
 Lower Sq Ft Apx  
 Main Sq Ft Apx 1,350  
 Upper Sq Ft Apx 1,350  
 Total Sq Ft Apx 2,700  
 Sq Ft Source owner

Style 2 Story  
 Construction Wood Frame  
 Siding Brick, Vinyl  
 Roof Composition  
 Basement Full, Walkout, Poured Concrete  
 Garage 2 Car, Attached, Detached  
 Heat Electric, Wood  
 Cooling Central Air  
 Water Heater Electric  
 Water Htr Gal.  
 Pre-Inspection  
 Windows  
 Window Treat Drapes, Vertical Blinds, Mini Blinds  
 Appliances Microwave, Dishwasher, Range  
 Features Ceiling Fan, Deck, Disposal, Fireplace-Wood, Patio, Porch-Front, Whirlpool Tub  
 Electric Co. KCP&L  
 Gas Co.  
 Phone Co. ATT  
 Water Co. Public  
 Utilities-Avg \$ 142  
 Source of Data Utility Co.  
 Possession Negotiable  
 Disclosure Stmt Yes  
 Lease/Sale For Sale  
 Lease Price  
 Lease Terms  
 Lease Period

Room Name	Lv	Dim Apx	Flooring
Living Room	1	17 x 14	Carpet
Dining Room	1		Carpet
Foyer	1		Laminate
Kitchen	1		Vinyl
Utility Room	1		Laminate
Bedroom	1		Carpet
Full Bath	1		Laminate
Master Bedroom	2		Carpet
Master Bath	2		Ceramic Tile
Bedroom	2		Carpet
Bedroom	2		Carpet
Full Bath	2		Vinyl

Public Remarks **REDUCED PRICE** Gorgeous home nestled in the trees down a private lane nicely secluded. This property backs up to the Marmaton River, behind the home is a visible 4 acre duck lake. The 2 story brick home comes with a total of 4 bedrooms and 3 baths. One bedroom & bath on the main floor with the master and 2 more on the upper level. Master Suite will be loved for the vaulted ceiling, walk in closet, outside balcony...the most enjoyed feature will be the panoramic view from the master bath. The large deck off the

Directions North of town on Ash Street, straight ahead at the curve on W Highway, continue north to the T in the road, take a left and follow the road around approx. 2 miles. Look for signs-It is down a private drive.

Legal W 45 AC S 1/2 SE4 S MARMATON RIVER EX W 477FT

# Residential

MLS 116728

Status **Active**

Address **Rt. 3 Box 83P**

**Price \$259,900**



City **Nevada** Agent Owned **No**  
 State **MO** Excl Agency **No**  
 Zip **64772** Home Warranty **No**  
 County **Vernon**  
 Condominium  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year  
 Taxes-City \$  
 Taxes-Cnty \$ **\$1,800**  
 Deed Restrict **unknown**  
 Map Coordinates **SE**

Acres-Apx **6.00**  
 Lot Size Apx **6 acres**  
 School District **Nevada**  
 Priv Sch Avail **Yes**  
 Road Surface **Paved**  
 Zoning **Residential**  
 Water **Public**  
 Sewer **Septic**  
 Yr Built **2008**  
 Yr Remodeled  
 Rooms **12**  
 Bedrooms **4**  
 Baths Total **3.00**  
 Lower Sq Ft Apx **1,500**  
 Main Sq Ft Apx **1,760**  
 Upper Sq Ft Apx  
 Total Sq Ft Apx **3,260**  
 Sq Ft Source **owner**

Style **RS Ranch**  
 Construction **Wood Frame**  
 Siding **Vinyl**  
 Roof **Composition**  
 Basement **Full, Partially Finished**  
 Garage **3 Car, Attached, Opener**  
 Heat **F/A, LP Gas**  
 Cooling **Central Air**  
 Water Heater **Electric**  
 Water Htr Gal. **67**  
 Pre-Inspection **Other**  
 Windows **Thermal, Double Hung**  
 Window Treat **Mini Blinds, Vertical Blinds**  
 Appliances **Dishwasher, Range, Refrigerator**  
 Features **Deck, Disposal, Fenced Yard, Fireplace-Gas, High Speed Internet, Porch-Front, Whirlpool Tub**  
 Electric Co. **Barton**  
 Gas Co. **Other**  
 Phone Co. **ATT**  
 Water Co. **PWS Dist**  
 Utilities-Avg \$  
 Source of Data  
 Possession **Negotiable**  
 Disclosure Stmt **No**  
 Lease/Sale **For Sale**  
 Lease Price  
 Lease Terms  
 Lease Period

Room Name	Lv	Dim Apx	Flooring
Breakfast Nook	1	12 x 11.10	Wood
Kitchen	1	9.10 x 11.7	Wood
Dining Room	1	12.7 x 11.6	Wood
Living Room	1	19.3 x 17.6	Carpet
Master Bedroom	1	13.8 x 13.1	Carpet
Master Bath	1	9.4 x 10.4	Ceramic Tile
Full Bath	L	11.10 x 8.7	Ceramic Tile
Bedroom	L	15.8 x 11.9	Carpet
Family Room	L	20.1 x 25.9	Carpet
Bedroom	L	12.8 x 12	Carpet
Full Bath	1	8.9 x 5.11	Ceramic Tile
Bedroom	1	13.1 x 11.8	Carpet

Public Remarks **home was finished in aug 2008. home has 2 elect hot water heaters 67 gal each. gas log fireplace. 9ft ceilings upstairs & downstairs. 3 car garage with finished & painted walls. garage door openers are the screwdrive openers. Taxes are an estimate only!!**

Directions **take k hyway past camp clark go east on k & watch for sign. Home is on south side of road.**

Legal **legal to be determined by survey**

# Residential

MLS 117347

Status Active

Address 1401 N Olive

Price \$259,900



City **Nevada** Agent Owned  
 State **MO** Excl Agency **Yes**  
 Zip **64772** Home Warranty **No**  
 County **Vernon**  
 Condominium  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year **2008**  
 Taxes-City \$  
 Taxes-Cnty \$ **\$1,200**  
 Deed Restrict **Yes**  
 Map Coordinates **North**

Acres-Apx **6.10**  
 Lot Size Apx **6.1**  
 School District **Nevada**  
 Priv Sch Avail **Yes**  
 Road Surface **Blacktop**  
 Zoning **Residential**  
 Water **Public**  
 Sewer **Septic**  
 Yr Built **2008**  
 Yr Remodeled  
 Rooms **7**  
 Bedrooms **2**  
 Baths Total **1.50**  
 Lower Sq Ft Apx  
 Main Sq Ft Apx **2,454**  
 Upper Sq Ft Apx  
 Total Sq Ft Apx **2,454**  
 Sq Ft Source **Floor Plan**

Style **Contemporary, RS Ranch**  
 Construction **Wood Frame**  
 Siding **Vinyl, Stone**  
 Roof **Composition**  
 Basement **Full, Walkout**  
 Garage **4 Car, Attached**  
 Heat **Radiant, Electric**  
 Cooling **Central Air**  
 Water Heater **Nat Gas**  
 Water Htr Gal.  
 Pre-Inspection  
 Windows **Thermal, Aluminum, Wood, Screens**  
 Window Treat **Drapes, Mini Blinds**  
 Appliances **Dishwasher**  
 Features **Deck, Disposal, Fireplace-Gas, Hardwood Moldings, High Speed Internet, In-Law Apt., Lake Access, Patio, Porch-Front, Water View**  
 Electric Co. **KCP&L**  
 Gas Co. **Empire**  
 Phone Co. **ATT**  
 Water Co. **PWS Dist**  
 Utilities-Avg \$  
 Source of Data  
 Possession **Negotiable**  
 Disclosure Stmt **Yes**  
 Lease/Sale **For Sale**  
 Lease Price  
 Lease Terms  
 Lease Period

Room Name	Lv	Dim Apx	Flooring

Public Remarks **Lovely Home with unique & specialty touches...It is true this home has only one full bath but it does come with (4) half baths two which can easily be converted to full baths. Hickory cabinets- solid surface countertops plus stainless steel appliances on the high end one inch hard wood maple graces your feet in the kitchen, dining and utility plus 1/2 bath. Pebble and Tile floor in half bath and full bath - love the shower that comes with 4 body spray Power jets and more is found in the master bath...huge windows with**

Directions **North on Olive Street at the dead end**

Legal **Lot 1 Brookstone**

# Residential

MLS 116325

Status **Active**

Address **15185 E Pewter Rd**

**Price \$299,900**



City **Nevada** Agent Owned **No**  
 State **MO** Excl Agency  
 Zip **64772** Home Warranty **No**  
 County **Vernon**  
 Condominium  
 Assn/Subdv  
 Assoc Dues \$  
 Dues Period  
 Tax Year **2007**  
 Taxes-City \$  
 Taxes-Cnty \$ **\$2,216**  
 Deed Restrict **seetitleco**  
 Map Coordinates **south on BB**

Acres-Apx **3.00**  
 Lot Size Apx **3 acre m/l**  
 School District **Nevada**  
 Priv Sch Avail **Yes**  
 Road Surface **Blacktop, Gravel**  
 Zoning **Residential**  
 Water **Public**  
 Sewer **Septic**  
 Yr Built **2006**  
 Yr Remodeled  
 Rooms **12**  
 Bedrooms **4**  
 Baths Total **3.00**  
 Lower Sq Ft Apx  
 Main Sq Ft Apx **2,100**  
 Upper Sq Ft Apx **900**  
 Total Sq Ft Apx **3,200**  
 Sq Ft Source **houseplan**

Style **1 1/2 Story, Ranch**  
 Construction **Wood Frame**  
 Siding **Concrete Board**  
 Roof **Composition**  
 Basement **Crawl Space**  
 Garage **2 Car, Attached**  
 Heat **Dual, Electric, LP Gas**  
 Cooling **Central Air**  
 Water Heater **Electric**  
 Water Htr Gal. **50**  
 Pre-Inspection  
 Windows **Vinyl, Thermal**  
 Window Treat **Some**  
 Appliances **Dishwasher, Microwave, Range**  
 Features **Cable TV, Ceiling Fan, Disposal, Hot Tub, Patio, Porch-Front, Sprinkler System, Sump Pump**  
 Electric Co. **KCP&L**  
 Gas Co. **Empire**  
 Phone Co. **ATT**  
 Water Co. **PWS Dist**  
 Utilities-Avg \$ **\$270**  
 Source of Data **Utility Co.**  
 Possession **Negotiable**  
 Disclosure Stmt **Yes**  
 Lease/Sale **For Sale**  
 Lease Price  
 Lease Terms  
 Lease Period

Room Name	Lv	Dim Apx	Flooring
<b>Kitchen</b>	<b>1</b>	<b>12x13</b>	<b>Wood</b>
<b>Breakfast Nook</b>	<b>1</b>	<b>8.10x10.6</b>	<b>Wood</b>
<b>Living Room</b>	<b>1</b>	<b>15.2x18.6</b>	<b>Wood</b>
<b>Foyer</b>	<b>1</b>	<b>12.8x7.3</b>	<b>Wood</b>
<b>Dining Room</b>	<b>1</b>	<b>12.8x14</b>	<b>Wood</b>
<b>Master Bedroom</b>	<b>1</b>	<b>13.5x21.9</b>	<b>Carpet</b>
<b>Master Bath</b>	<b>1</b>	<b>9x16.5</b>	<b>Ceramic Tile</b>
<b>Utility Room</b>	<b>1</b>	<b>6.10x12.10</b>	<b>Ceramic Tile</b>
<b>Bedroom</b>	<b>1</b>	<b>11.10x12</b>	<b>Carpet</b>
<b>Bedroom</b>	<b>1</b>	<b>11.10x12</b>	<b>Carpet</b>
<b>Full Bath</b>	<b>1</b>	<b>8.3x7.6</b>	<b>Ceramic Tile</b>
<b>Bedroom</b>	<b>2</b>	<b>13.6x12.3</b>	<b>Carpet</b>

Public Remarks **Gorgeous, newer home with many amenities...Lots of natural sunlight throughout, Brazilian Cherry wood flooring, Corian countertops, Tiled walk-in shower in masterbath, natural gas hook-up on patio for BBQ grill, porch and patio wired for stereo, 9x9 concrete safe room in garage, Extra storage area/workshop area in garage, lots of storage area upstairs, 4th bedroom added in 2008, sprinkler system is for landscaping around house, hot tub on back patio, stamped concrete on sidewalks, porch, and patio, Built by**

Directions **South on BB Hwy--turn west on the first private drive after Vallee Hi I -- Pewter Rd--First house on the North side of drive(sage green with covered front porch)**

Legal **To be determined by title company**

MLS 117623

Status Active

**Residential**

Address Rt. 1 Box 84-5

Price \$449,000



City	Nevada	Agent Owned	No
State	MO	Excl Agency	No
Zip	64772	Home Warranty	Yes
County	Vernon		
Condominium			
Assn/Subdv			
Assoc Dues \$			
Dues Period			
Tax Year	2008		
Taxes-City \$			
Taxes-Cnty \$	\$2,013		
Deed Restrict	none known		
Map Coordinates	21-35-29		

Acres-Apx	132.00
Lot Size Apx	132
School District	Nevada
Priv Sch Avail	Yes
Road Surface	Gravel
Zoning	None
Water	Public
Sewer	Septic
Yr Built	2004
Yr Remodeled	
Rooms	14
Bedrooms	4
Baths Total	3.00
Lower Sq Ft Apx	1,896
Main Sq Ft Apx	1,896
Upper Sq Ft Apx	
Total Sq Ft Apx	3,792
Sq Ft Source	floor plan

Style	Ranch
Construction	Wood Frame
Siding	Concrete Board
Roof	Composition
Basement	Full, Finished, Walkout
Garage	3 Car, Detached, Opener
Heat	Heat Pump
Cooling	Central Air
Water Heater	Electric
Water Htr Gal.	50
Pre-Inspection	
Windows	Double Hung
Window Treat	Some
Appliances	Dishwasher, Range, Refrigerator

Features	Ceiling Fan, Disposal, Fireplace-Wood, Hardwood Moldings, Patio, Porch-Wrap, Satellite Dish, Wood Stove, Whirlpool Tub, Water View, Sac Osage
Electric Co.	
Gas Co.	
Phone Co.	Century Tel
Water Co.	PWS Dist
Utilities-Avg \$	\$
Source of Data	
Possession	Negotiable
Disclosure Stmt	Yes
Lease/Sale	For Sale
Lease Price	
Lease Terms	
Lease Period	

Room Name	Lv	Dim Apx	Flooring
Living Room	1	26'8x17'6	Wood
Dining Room	1	10'8x10'8	Wood
Kitchen	1	19'4x17	Ceramic Tile
Utility Room	1	9'4x8'8	Ceramic Tile
Bedroom	1	11'4x14	Carpet
Master Bedroom	1	18'8x12'4	Carpet
Master Bath	1	13'6x8'8	Ceramic Tile
Full Bath	1	9'8x5'4	Ceramic Tile
Sunroom	1	14'8x8'8	Ceramic Tile
Bedroom	L	14'2x15	Carpet
Bedroom	L	14'2x15'2	Carpet
Family Room	L	38'1x27	Carpet

Public Remarks	Gourmet kitchen w/ knotty alder cabinets and granite counter tops. Sunroom w/ view overlooking the property. Lots of oak floors! 9' ceilings through out! Nice oak trim w/ wide base. Native stone fireplace w/ insert upstairs, woodstove down. Custom wetbar w/ beverage fridge and flatscreen tv. Master bath w/ air tub & 4' tiled shower and multi jet shower system. Property is 132 +/- of mostly timber w/ Clear Creek running through the property. Lots of riding/walking trails. Great deer and turkey hunting! (28x32) 3 car
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Directions	From Nevada: Go E on "K" approx 9 miles from the water tower. Go South on gravel 1 mile to the "T" then E 1/2 mile, when the road forks go to the right and take the lane all the way to the back. From Eldo: Take 54 to "K" (dedrick) the 4.8 miles on "K", take the gravel going S to the "T" then back E 1/2 mile, when the road forks
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Legal	Very lengthy call office for copy
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