



# Area Homes Specialists

Setting the trend for how Real Estate is sold in the Midwest.  
[www.BarnesRealty.com](http://www.BarnesRealty.com)

18156 Hwy 59  
Mound City, MO 64470  
(660) 442-3177

1711 Oregon  
Hiawatha, KS 66434  
(785) 742-4580

1708 Prairie View Rd, Suite B  
Platte City, MO 64079  
(816) 219-3010

## 7113 NE 116<sup>th</sup> Place, Kansas City, MO. 64156



*You'll be livin' the dream is this beautiful Tuscany Hills newly constructed 4-bedroom reverse 1-1/2 story home. The neighborhood is new and beautiful with each home unique. Located near a major retail center, yet just outside with a country setting near I-435 and M-291. This home is open-concept with a beautiful kitchen complete with granite counter tops and a grocery door pass in the pantry coming straight in from the garage. The Master bedroom has a gorgeous on-suite bathroom and walk in closet. See yourself enjoying the views from the deck or covered patio! Home includes 2 bedrooms downstairs with a Hollywood full bathroom. Come see this perfect home for your family!*

**Price:** \$298,900.00

**# Bedrooms:** 4

**# Baths:** 3

**Taxes:** New home - To be determined

**Foundation:** Concrete

**Basement:** Full & finished!

**Exterior:** Wood siding w/stone trim

**Water/ Sewer:** Public/City

**Garage:** 2-car attached

**Warranty:** Builder - ONE year

**Heating:** Central gas/ Heat pump

**Cooling:** Central electric air

### Other Features:

- NEW stainless-steel appliances!
- Huge walk in closet.
- Lots of storage space!
- Laundry on the first floor.
- Cathedral vaulted w/beam ceiling.
- Granite counter tops!
- Composition roof
- Walkout basement with open family room.
- Gorgeous Master bath w/ large all-tile shower.
- Fireplace
- Whirlpool tub
- Wood floors through-out living/dining area.
- Recreational room 15' X 20' basement carpet walkout!
- Pantry & beautifully stained kitchen cabinets!

### LISTING AGENT:

Karen Salsbury

(816) 550-5905 or [Karen@barnesrealty.com](mailto:Karen@barnesrealty.com)



### BROKER PARTICIPATION:

Barnes Realty Company, as listing Broker, will gladly and fully cooperate with most licensed Real Estate Brokers to obtain a sale of the property on terms satisfactory to the current Owners.

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This information is thought to be accurate; however it is subject to verification and no liability for error and omissions is assumed. Barnes Realty has made every effort to present accurate information on the property presented. Most of the information comes from outside sources: County/Government/Seller and human error can occur.

It's the Buyer's responsibility to satisfy him self with the information presented and to determine the information to be true and accurate and the property to be suited for his intended use. The listing may be withdrawn with or without approval. The Seller further reserves the right to reject any and all offers.

All inquiries, inspections, appointments, and offers must be sent through:

**RICK BARNES, BROKER, BARNES REALTY COMPANY, 18156 HWY 59, MOUND CITY, MO 64470 PHONE NUMBER: 1-660-442-3177.**

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**Photos**



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