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## **ONE-LEVEL LIVING** **JUST A COUPLE MILES** **OUTSIDE OF HERMANN**

**\$194,900   Listing #JB969   MLS #22043847**

**2333 Highway 100 East, Hermann, MO 65041**

- \* Workshop \* Extra Carport \***
- \* Storage Barn with Garage \***

### **PROPERTY BEING SOLD AS-IS!**

3 Bedrooms, 1 Full Bath  
Large, Open Living Room, Dining Area &  
Kitchen with a Walk-In Pantry & Major  
Appliances Included  
Additional Family Room with Laundry Closet  
Electric Ceiling Heat  
Freestanding Wood Stove in Living Room  
2 Wall Air Conditioners  
Electric Water Heater  
Asbestos Shingle Exterior Siding  
Shingle Roof  
NO Basement  
Large Concrete Patio  
Covered Parking Under the Attached Carport  
Workshop Building with Additional Storage,  
Water, Electric & Heat  
Additional Large Metal Carport  
Red Barn Building is a Garage on One Half with  
Additional Storage on the Other Half  
Shared Deep Well with Neighbors to the East  
Septic  
Lot is .75/Acre  
Built 1957 (per Assessor)  
2021 Gasconade County Taxes: \$976.40  
Listing Agent: Julie Bruckerhoff

**Directions:** From Hermann take Highway 100  
East to the bottom of the hill just past  
Eberlin Boats & Motors. Home will be on the  
left. For Sale sign in yard.



Information herein is not warranted  
& subject to change without notice.  
We assume no liability for errors.



