

Windy Curve 45
12691 Highway AP
Success, MO 65570

\$335,500
47± Acres
Texas County



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Windy Curve 45
Success, MO / Texas County

SUMMARY

Address

12691 Highway AP

City, State Zip

Success, MO 65570

County

Texas County

Type

Farms, Hunting Land, Recreational Land, Residential Property

Latitude / Longitude

37.4882 / -92.1287

Dwelling Square Feet

1200

Bedrooms / Bathrooms

3 / 1

Acreage

47

Price

\$335,500

Property Website

<https://livingthedreamland.com/property/windy-curve-45-texas-missouri/41001/>



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PROPERTY DESCRIPTION

Cozy, quaint, farmhouse chic is how I would describe this 1880, 3-bedroom 1 bath home that sits on 47+/- acres in the rural country of Texas County. The updated outside with a newer metal roof and vinyl siding bring it into this century but wide plank floors throughout the main floor take you back to that 1800s feel. Here you have the main living room, kitchen, 1 bedroom and the bathroom. Upstairs is the additional 2 bedrooms and living space to make yours. At the back on the property is a 30x50 metal workshop with lean-to. In here you have an apartment with kitchen, living room, bedroom and bathroom! Turn it into an income producing Airbnb or for extra guests. The other part of the building is dedicated to a garage/workshop area. There are also 3 ponds, one stocked with catfish and bass. This property is fenced and cross-fenced and has a 100+ year old barn for housing hay, sheep, horses and more! You are only 10 miles from the back gate of Fort Leonardwood!

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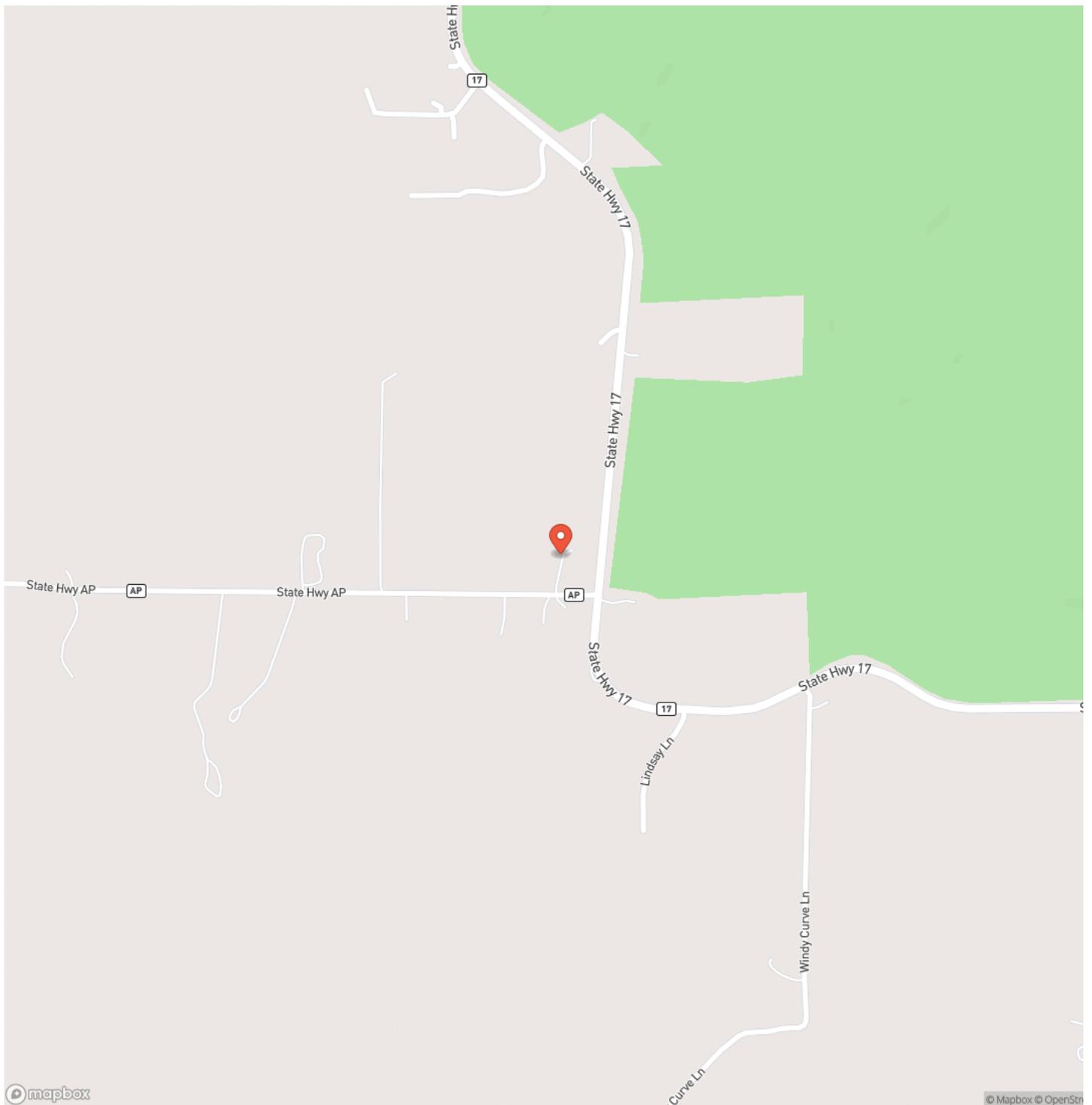


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Locator Map

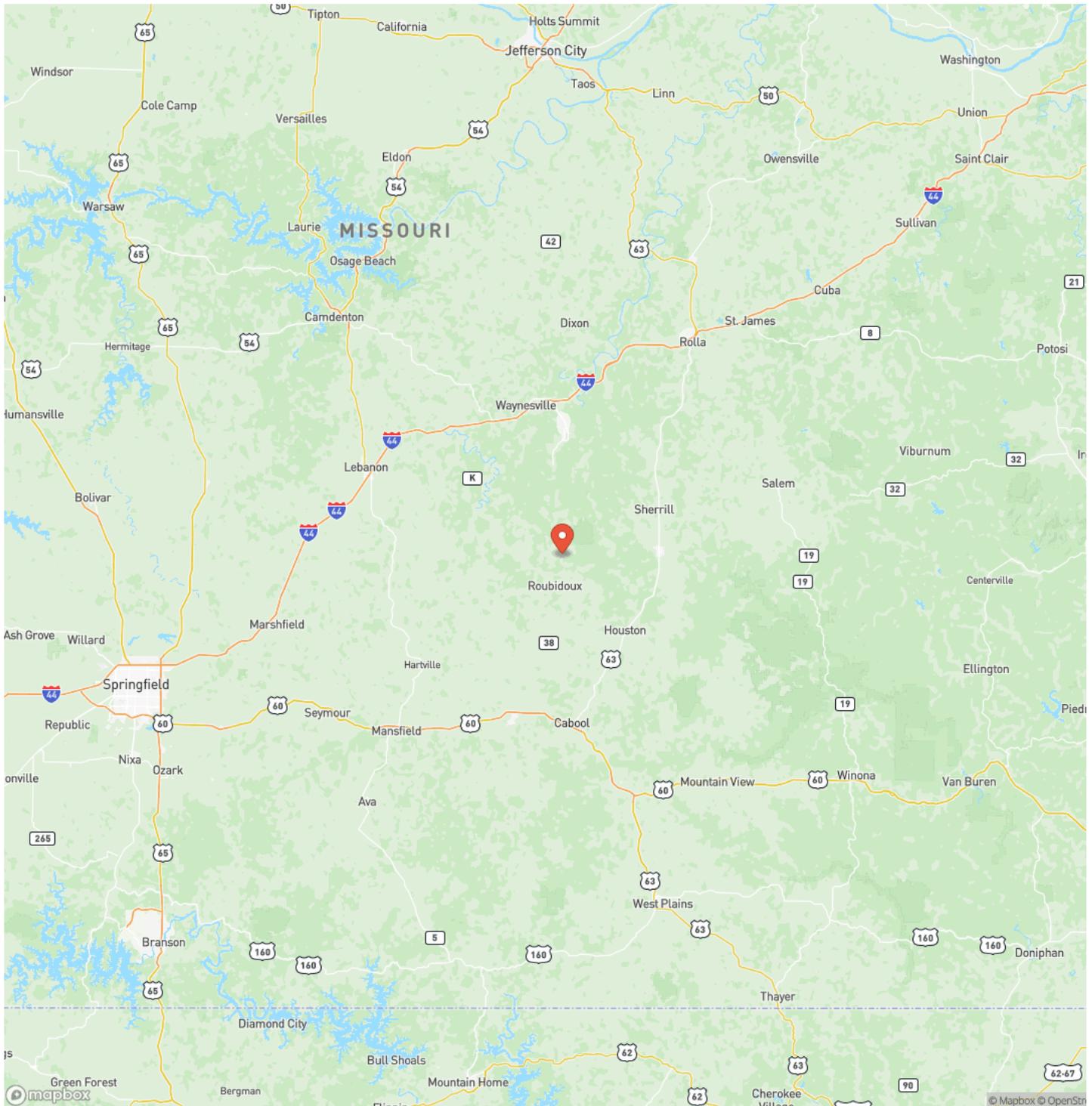


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Locator Map

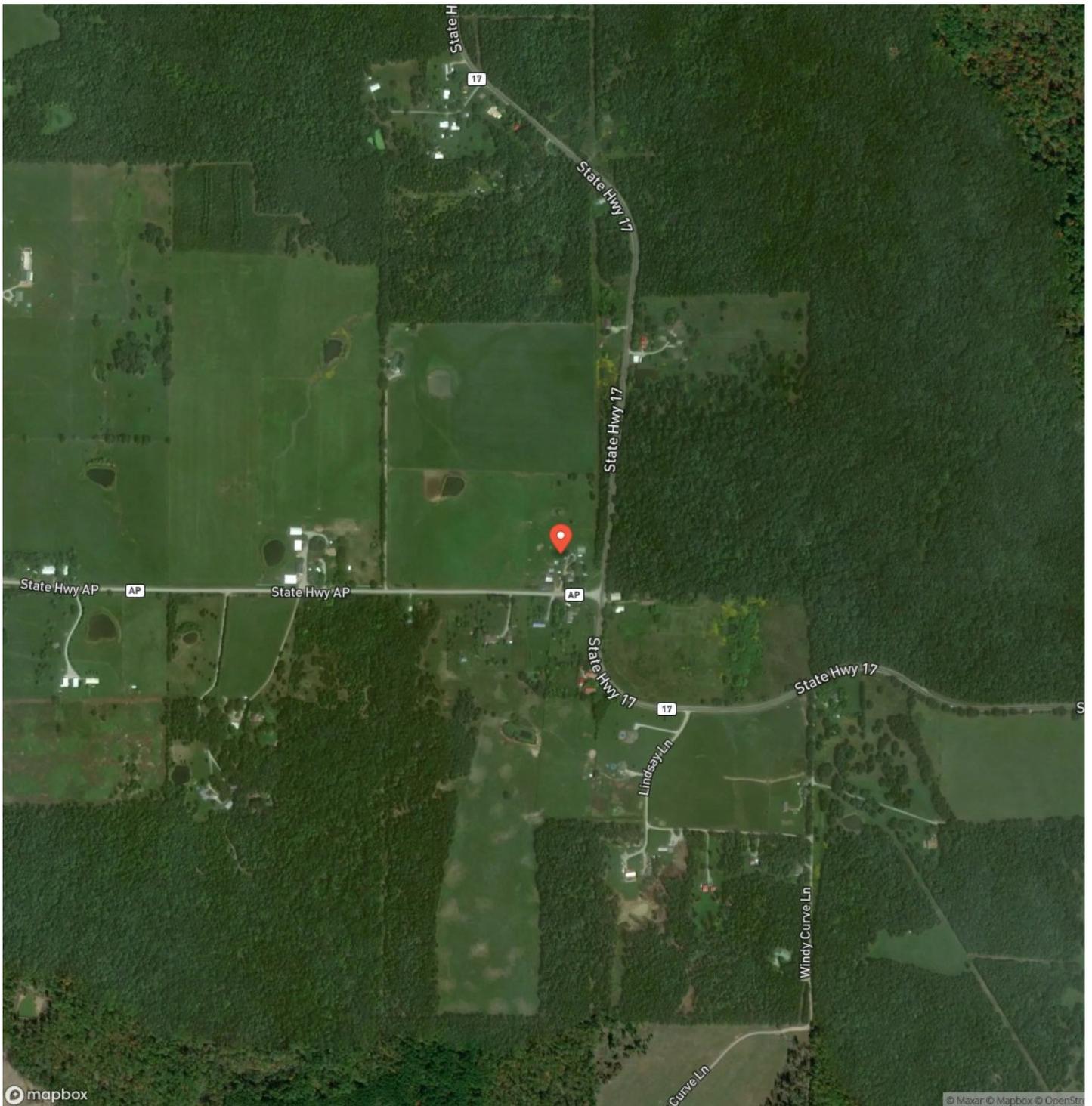


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Satellite Map



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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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Chesterfield, MO 63005
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