

Yancy Mills Mini Homestead
13090 County Road 5340
Rolla, MO 65401

\$144,500
0.870± Acres
Phelps County



**Yancy Mills Mini Homestead
Rolla, MO / Phelps County**

SUMMARY

Address

13090 County Road 5340

City, State Zip

Rolla, MO 65401

County

Phelps County

Type

Residential Property, Lot

Latitude / Longitude

37.805692 / -91.806716

Taxes (Annually)

314

Dwelling Square Feet

1160

Bedrooms / Bathrooms

2 / 1

Acreage

0.870

Price

\$144,500

Property Website

<https://livingthedreamland.com/property/yancy-mills-mini-homestead-phelps-missouri/60373/>



Yancy Mills Mini Homestead Rolla, MO / Phelps County

PROPERTY DESCRIPTION

Come take a look at this beautifully and well kept 2bed 1bath home South of Rolla MO. The home is 1160 sqft and is a 1 story home. It would make for a great 1st time buyers home or a great place to downsize. It is in a peaceful and quite area and is only 10-15 minutes from Rolla for all your amenities. This home is all electric and has multiple upgrades, including central heat/AC with a heat pump that are just 1 year old, upgraded vinyl windows, and extra insulation. This home has fresh paint, newly cleaned carpet, blinds on all windows, and comes with a refrigerator and newer range. There is also a walkway to the parking lot to keep from dragging mud in. There is even 200 AMP service as well as a 500 gallon septic tank. There are some pretty Pine and maple trees in the spacious yard as well! Come take a look at this move in ready home.

Additional Improvements:

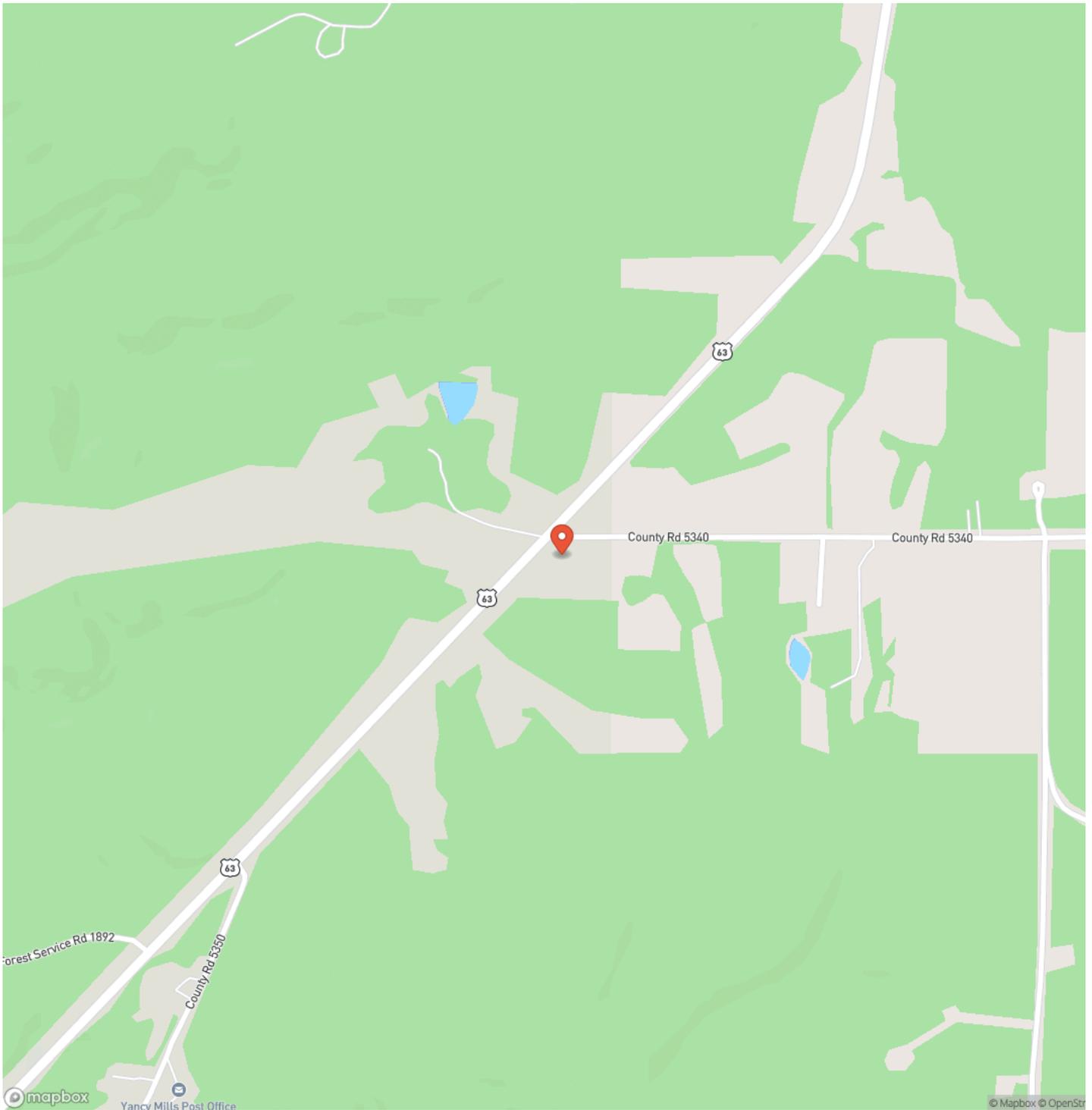
- Well
- 500 gallon concrete septic tank
- upgraded heat/AC system



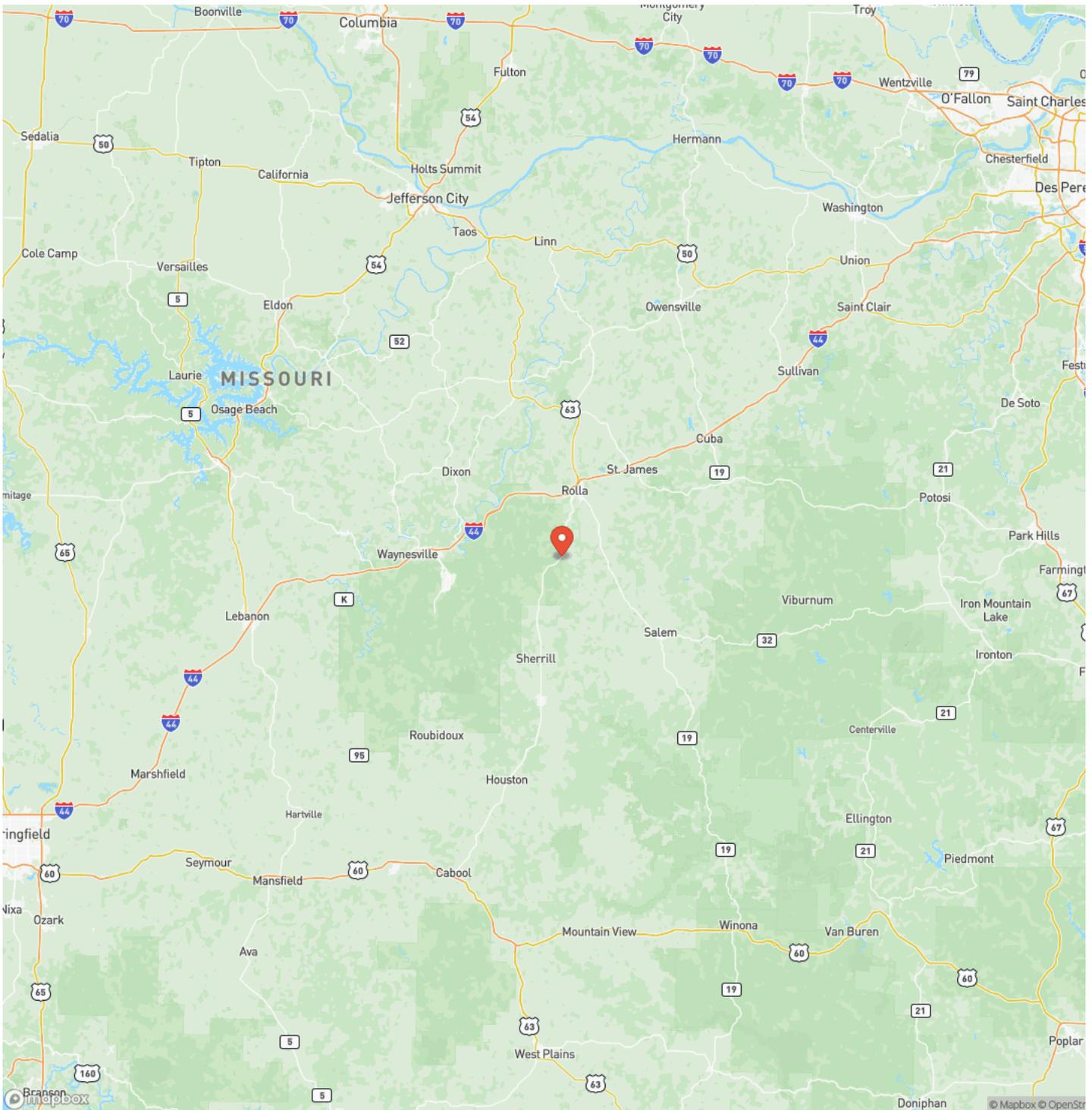
**Yancy Mills Mini Homestead
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Locator Map



Locator Map



Satellite Map



DISCLAIMERS

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