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**3BR/2.5BA
2,082± SF HOME
ON 23.5± AC**

Online Only Real Estate Auction
5911 Webb Road, Hillsboro, MO 63050



Bidding Closes: 5PM
Thur., August 31, 2023

Viewing: 12-2PM
Sun., August 27, 2023

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Enclosed information was obtained from sources considered reliable. However, the auction company does not guarantee the accuracy of this information. Said information is subject to change availability or update without notice. Seller/Landlord & Auction Company make no representation as to the environmental condition of the property and recommend that Purchaser/Tenant obtain an independent investigation. Final bid is subject to Owner/Seller approval.

County: Jefferson ♦ **2022 Taxes:** \$3,727

Exemptions: None

Parcel Number: 16-6.0-13.0-0-000-001

Zoning: Residential

Total Lot Size: 23.5± Ac

Schools: Grandview School Dist. Grandview HS

Terms: \$10,000 Down Day of Sale on Real Estate

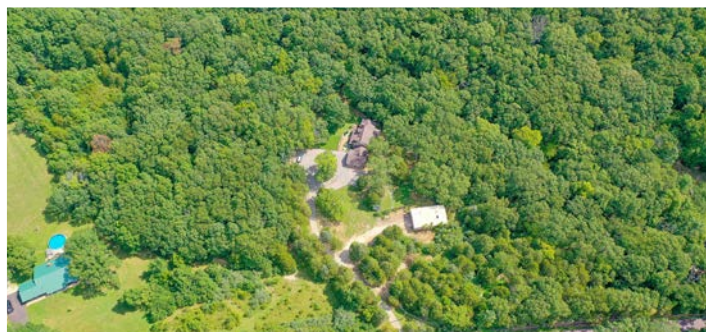
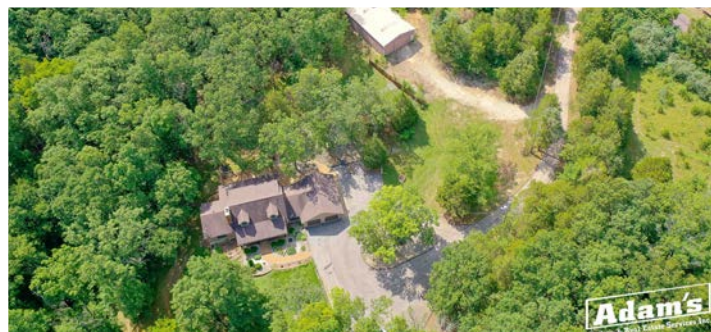
Balance Due in 30 Days ♦ 6% Buyers Premium

List subject to change without notice

Final Bid is Subject to Owner/Seller Approval. LIC# 044000169

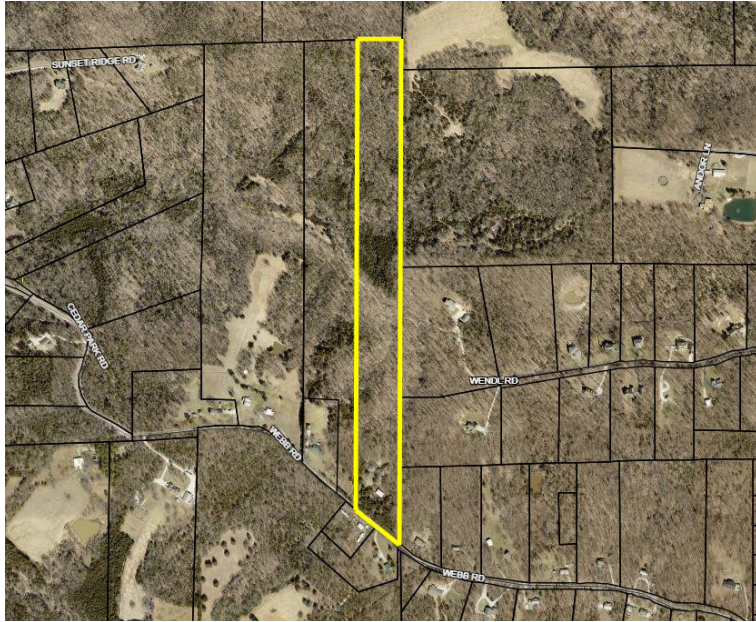
Any announcement made day of sale takes precedence over any printed material

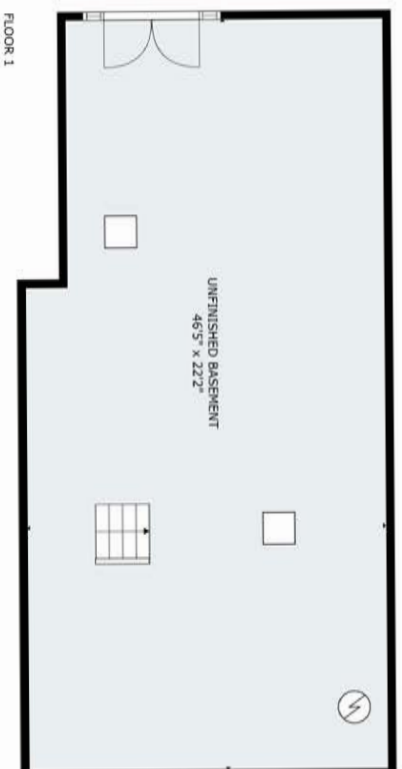
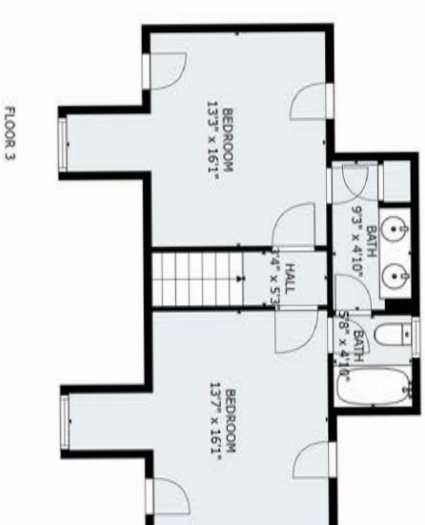
Fantastic 3BR/2.5BA home and 50' x 30' pole barn with electric on 26.5+/- ac in Hillsboro! The main level features a large living room with electric fireplace, an open kitchen with dining area, a sitting room, the primary bedroom with private bath, a half bath, a laundry room, and a four-season room accessed from the primary bedroom or living room. The second-floor features two spacious bedrooms with a shared Jack & Jill bathroom with a his and her vanity. The home has a full though unfinished, walk-out basement and an attached two car garage. The exterior features a covered front porch, a composite back deck that looks out onto the backyard, and a concrete patio and walkway. Recent updates include new siding and composite decking installed in 2021. Situated directly off Webb Road, on 26.5+/- wooded acres with cleared trails and mature timber! Properties like this one don't come available every day - you don't want to miss out!



5911 Webb Road Property Information

3BR/2.5BA ~ 2,082± Sq. Ft. ♦ Year Built: 1988 ♦ Forced Air Heating ♦ Central Air ♦ Woodburning Furnace
Electric Furnace ♦ Electric Water Heater ♦ Electric Fireplace ♦ Water & Sewer: Well/Septic ♦ Roof: Shingle
Basement: Full, Unfinished ♦ Electric: Circuit Breaker ♦ 50' x 30' Pole Barn ♦ Deck & Siding New in 2021





Please check the listing detail for the square footage. All measurements were captured via 3D laser scans, but are approximate.