

Small Town Living!



#3113/23216

**608 Calhoun St
Utica, Mo 64686**

\$48,500

Area:	Livingston Co.	Bathrooms:	1 – 7x 7
Style:	Ranch	Bedrooms:	3
Stories:	1	Master Bedroom:	11 x 13
Square Feet:	1302	Bedroom #2:	10 x 11
Lot Size:	3 lots – approx. 1.79 acres	Bedroom #3:	8 x 11
Year Built:	1975	Living room:	11 x 16- Carpet
Taxes:	2017- \$651.41 (3 Lots)	Kitchen:	9 x 15- Eat in
Parking:	1 Garage- Main	Bonus room:	15 x 17
Exterior:	Lapboard	Dining room:	Eat in
Roof:	Metal- April 2015	Laundry:	Main level
Heating:	Electric Baseboards		
Air Conditioning:	Window Air		
Utility Avg:	TBD		

Other:

Fruit trees; apple, pear, plum, blackberries, grapes, garden spots. South lot has concrete pad.
Redbud trees.



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