

J C M O AREA



This one-of-a-kind home is sure to WOW you
Gorgeous Lake View
Large Back Covered Patio
Full Mother-in-Law Quarters
4,925 Square Feet



JCMOAreaHomes.com

Thanks so much for taking the time to look through our magazine. The Kristina, Scott & Henry McMichael Team does everything it takes to get your home sold, which is why we started this magazine. There are a lot a people looking at magazines while waiting at doctor's offices, dentists, hospitals, hair salons, accountants, gas stations, grocery stores, etc. We make sure these mags are all over town, plus; we mail them to residents of Jefferson City and Holts Summit each month.

We just do more than most Realtors! We put our listings in 2 Multiple Listing Services (Jefferson City and Columbia). Our listings are on all JC and Columbia Realtor's websites, plus our own and all the national ones, too. We use various social media techniques to get our listings noticed. Check out our Virtual Tours as they are top notch. We use the latest camera equipment to gain just the right look for your home. We even use our drone for the special shots no one else can get.

Not sure what to do to get your home ready? We stage too and at no additional cost. The McMichael Team just wants your home to sell and sell quickly.

"It's just us helping just you." Want to know more? Text us at 573-690-2075 and we will send our Seller's Guide, which is all about us, right to your phone.

Talk soon!



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McMICHAEL 
Team



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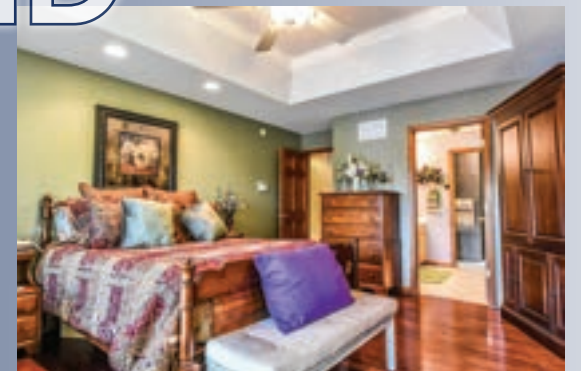
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State Farm Fire and Casualty Company,
State Farm General Insurance Company, Bloomington, IL

Featured on the Cover



20 N LARAND



This one-of-a-kind home is sure to wow you as soon as you step foot on the property! The property features beautiful landscaping, a gorgeous lake view, and a large back covered patio for all your entertaining needs among other things. As you enter the home, you will notice the large gas fireplace that stands in between your kitchen and living room. In the kitchen you will find granite countertops, plenty of storage space, and a Jenn-Air oven that offers multiple different stove-top inserts to match your cooking needs. The piano room has the best view of the lake behind and comes with power blinds for each of the 6 windows. The master suite is the perfect place to find comfort with a tile shower, walk-in bath and large master closet. With so much more you'll want the supplemental sheet!



5 BEDROOM



4 BATHROOM



4,925 SQ. FT.



\$399,999

RESIDENTIAL



4 SHELTON

You'll enjoy living in this ranch style home situated in the newest development in Holts Summit. The spacious living room, highlighted with a double tray ceiling, opens to the dining area and kitchen featuring granite counter tops and beautiful dark knotty alder cabinets. Engineered hardwood flooring in the kitchen, dining and living room gleam. A roomy 12x12 deck for BBQing. The master suite features a beautiful tray ceiling accented with crown molding and spacious closets. Double vanity sinks and a separate shower are in the bath. The 22 x 26 garage has additional storage underneath the living room. Upgrades also include a heat pump and foam insulation. This home has plenty of space to enjoy.

3 BEDROOM



\$188,000



15 SHELTON

This newly constructed split bedroom design home features a spacious living room with tray ceilings and has beautifully engineered hardwood floors that flow into the kitchen/dining combo. The kitchen features stained custom knotty alder cabinets and a breakfast bar for optimal cooking space. Right off the kitchen you can enjoy your days outside on the extended covered deck. The master bedroom has decorative tray ceilings with canned lighting and has a walk-in closet off the master bath which features double vanity sinks. The two car garage is perfect for accessing this one level home and this home is all electric with an energy efficient heat pump. Upgrades include a heat pump and foam insulation. Enjoy the quiet street for an evening stroll and walking pets.



3 BEDROOM



\$164,900





16 SHELTON

This newly constructed split bedroom design home features a spacious living room with tray ceilings and has beautifully engineered hardwood floors that flow into the kitchen/dining combo. The kitchen features stained custom knotty alder cabinets and a breakfast bar for optimal cooking space. Right off the kitchen you can enjoy your days outside on the extended covered deck. The master bedroom has decorative tray ceilings with canned lighting and has a walk-in closet off the master bath which features double vanity sinks. The two car garage is perfect for accessing this one level home and this home is all electric with an energy efficient heat pump. Upgrades include a heat pump and foam insulation. Enjoy the quiet street for an evening stroll and walking pets.

3 BEDROOM



\$179,900



5 ZACHARY CT



4 BED/ 3 BATH



2,065 SQ. FT.



\$199,900

Directions

Take 54 Hwy E to Simon exit in Holts Summit. Left on Simon then Right on N Summit Dr. Take a right on Shelton Dr
Subdivision will not be found on GPS

Open Houses on All!
Feb. 2, Feb. 9, Feb. 16, & Feb. 23
10:00 11:00

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Open House: Feb. 9, 11:30 - 12:30

270 ELLSWORTH

Come take a look at this beautiful split foyer home! A hardwood entry leads you up the stairs to the living room and open kitchen and dining area. The custom kitchen features all appliances and beautiful hardwood floors and walks out onto the back deck to enjoy your own backyard. Right down the hall you will find the master suite and 2 additional bedrooms. This master suite is spacious and a perfect getaway with jetted tub, large walk-in closet, and gorgeous coffered ceiling with in-direct lighting. A large finished family room down walks out onto a back patio and gives you extra room to entertain guests and with an additional full bathroom down this home has got it all. Lots of storage in this oversized two-car garage down. You don't want to miss this one!

3 BEDROOM

\$194,000

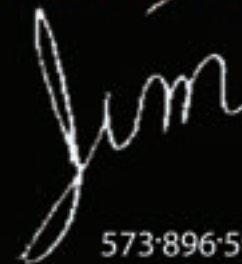




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2316 St. Mary's Blvd. Ste. 110, Jefferson City, MO 65109

Phone: (573) 635-0615 Fax: (573) 635-0724

8070 POOR FARM RD

This newly constructed home, on three acres, features a spacious living room with a gorgeous gas fireplace with open beam ceilings and has beautiful tile floors that flow through the kitchen/dining combo. The kitchen features stained painted cabinets and an island for optimal cooking space. Right off the kitchen you can enjoy your days outside on the extended open patio. The master bedroom is fit for luxury and leads into the master bath that features double vanity sinks and an elaborate stand alone shower. The two car garage is perfect for accessing this one level home. Enjoy this country setting in Fulton!



3 BEDROOM



\$279,000



8010 POOR FARM RD

Beautiful setting! This new construction is nestled on an open 3 acres of land. The two-story home has 3 bedrooms and 2 full baths with the master suite being secluded upstairs. When you enter, you will notice the fireplace in the family room that is open to the large open kitchen featuring an extravagant island for cooking homemade yummys. The kitchen is also adorned with tons of custom painted cabinets and a pantry for your home chef. Expand out onto the back patio for all of your gatherings as you overlook the level yard. The master suite shows off a jetted tub, tiled shower, and double sinks for ultimate relaxation. You must come see this private setting where you can sit back, relax, and enjoy nature.



3 BEDROOM



\$325,000



11750 TREELINE RIDGE

Open House: Feb. 9, 10:00 - 11:00



This custom 2 story home is scenically placed on 15.8 acres and has a 2 car garage shop with wood-working room, for a total of 5 garages. From the grand staircase you will love the feel of this 5080 sq ft home with a formal dining room, living room, great room and even an old-fashioned keeping room. The center of this home has a brick wood-burning (good aire system) fireplace that soars to the second level. Bake like they used to in this kitchen as everyone gathers in the keeping room just off the kitchen. The master is on the main with double vanities, jetted tub and separate shower. With 3 bedrooms upstairs plus a full finished down that could be used as a mother-in-laws suite with a wet bar and office (5th bedroom) this home has it all. Sit on the screened in deck and enjoy this home!



4 BED/4 BATH



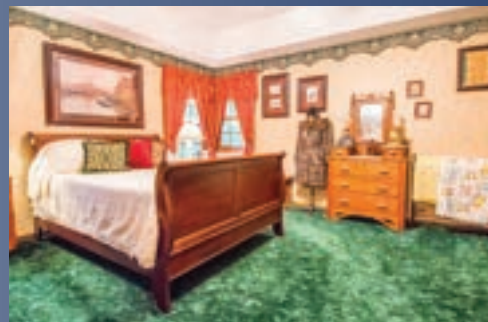
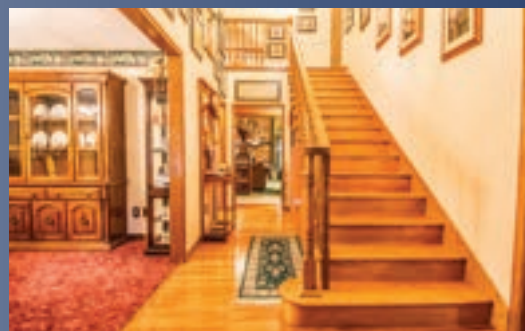
15.8 ACRES



5,080 SQ. FT.



\$379,900



682 OAK CREEK CT

This condo is ready for it's new owner to move in. As you walk into the home, you will notice the open stairwell to the downstairs living room featuring a beautiful fireplace for all to gather around. On the main the large living room will give you space to enjoy the natural light that flows in from the well-sized front window. The kitchen is a step above with gorgeous black granite countertops and open-beam ceiling. With a concrete patio in the backyard your space for entertaining is easily extended for those times you want to sit and enjoy the stars. The large master bedroom is connected to the spacious shared bathroom that boasts double sinks. Come take a look!



3 BEDROOM



\$98,000



Open House: Feb. 9, 10:00 - 11:00

8704 N SHORE DR

You are sure to fall in love with this beautiful all one-level home in this lakeside community. This three bedroom, two bath home has been immaculately kept with designer colors and a redesigned kitchen. Attention to detail is inside and outside with James Hardie siding installed in 2010. This siding is fade resistant, mildew resistant, and may help reduce home insurance. When entering, the spacious foyer leads to a living room and oversized kitchen with breakfast bar and redesigned high-gloss cabinetry. Just beyond is a tranquil family room that comes with an abundance of sunlight. Relax in the master bedroom with two closets, tray ceilings, and adjoining bath. Outside is a level yard with established landscaping and intimate back patio. Enjoy all lake privileges in this rural setting.



Open House: Feb. 2, 10:00 - 11:00

3 BEDROOM



\$164,900







10854 OLD HIGHWAY 54

You are sure to fall in love with this beautiful one-of-a-kind remodeled farmhouse. From the moment you walk in you will feel right at home. The large eat-in kitchen is perfect offers abundant cabinetry, a large island, and plenty of counter space for your home cook. With a large dining room attached to the kitchen this home is perfect for entertaining. Right off the dining room you will find a beautiful living room that is filled with sunlight. The master suite upstairs is the perfect little getaway with a spa-like bathroom, large walk-in closet, and laundry all right right your grasp. With an additional bedroom with full bath upstairs and a bedroom downstairs this home is perfect. Out back are two outbuildings that can be perfect for any projects. Property lines are not marked.



\$199,900



1,897 SQ. FT.



3 BEDROOM



Open House: Feb. 23, 11:30 - 12:30



 \$90,000

 2 BED

 1,459 SQ. FT.

Open House: Feb. 23, 11:30 - 12:30

678 OAK CREEK CT



 \$130,000

 4 BED

 2,755 SQ. FT.

10411 OLD HIGHWAY 54



 \$99,900

 3 BED

 DUPLEX

2117 CLARA DRIVE



 \$140,000

 1,750 SQ. FT.

 ZONED COMMERCIAL

315 E HIGHWAY 5



 \$189,900

 3 BED

 2,495 SQ. FT.

704 GRAND AVE



 \$135,000

 3 BED

 DUPLEX

UNDER CONTRACT

208 ALMA DR

1825 E STATE HIGHWAY MM

Secluded living with 54 grassland acres and woods that can be used for hunting behind. The winding lane to this one-of-a-kind setting leads to the 1 1/2 story home and 48 x 30 detached shop. The shop has electric, water, wood-burning furnace, bathroom, insulated and 12' bay doors. Also, a 30 x 30 barn has 2 horse stalls with 3 pastures. When entering this 4 bedroom, 3 bath home, the spacious entryway leads into the living room with cathedral ceiling. The inviting kitchen has oak cabinetry with hardwood floors and 2 vanity sinks and separate shower. A perfect hideout can be found upstairs with an open family room, fourth bedroom (no closet) and full bathroom. Trails with a playful creek in the woods leaves something for everyone!



4 BEDROOM



\$425,000

UNDER CONTRACT

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673 OAK CREEK CT

This home has been cared for with updated lighting, newer appliances and countertops, as well as an enlarged island. The two bedrooms are spacious with wall-to-wall shelving in closets and a bathroom to share in the middle. Walk out from the kitchen to your own private patio featuring an herb garden and an expanse of lawn with the wooded backdrop to the back. A large family room that connects to the attached garage features a lovely brick fireplace and a second room open to the family room that could be used as an office, bedroom, or craft room. And when you want, take a dip in the swimming pool at the end of your block. You'll want to come see this entire home first!

2 BEDROOM



\$99,000



Open House: Feb. 16, 11:30 - 12:30



1904 LISA DR

Don't miss this beautiful home in pristine Whitney Woods subdivision. At the end of a quiet dead end street, this home's private backyard will have you wanting to spend your days enjoying the outdoors. As you enter the home your eye will be drawn to the upstairs balcony and you will continue to be impressed by the open floor plan throughout the home. An oversized L-shaped island separating the kitchen and living makes this kitchen the ideal place for any home chef. The master on the main level is huge and is finished with a master bathroom that features a jetted tub and stand alone shower. A family room upstairs allows for more space to gather with friends and family. With two bedrooms up and a full finished down, this home has it all.

3 BEDROOM



\$289,900



Open House: Feb. 2 & Feb. 16, 10:00 - 11:00



7115 HERITAGE HIGHWAY

Step inside this gorgeous 3 bedroom/2 bath home sitting on a private lot! From the moment you walk in you will grasp a feeling of home. Kick back and relax in the main level living room which features a large wood-burning fireplace. The large eat-in kitchen offers an abundance of cabinetry, including a large pantry that's hard to find. Perfect for social gatherings and entertainment with a sun room that you have easy access to from your dining area! Escape to the lower level family room for movie night with friends or to watch the big game with a fireplace insert to enjoy as well. Upstairs you'll find the large master bedroom along with 2 more bedrooms. Outside you will find a large deck and patio! With a Dollar General just down the road, you don't want miss out on this beautiful home!



3 BEDROOM



\$135,000



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12250 COUNTY ROAD 4031

You won't want to miss out on this beautiful ranch home on a private setting. Take some time to truly enjoy the outdoors on the large back deck that overlooks the tree line out back. When you enter the home, you will be greeted by a homely wood-burning fireplace with insert. As you enter the kitchen/dining room combo the large window that graces the dining wall will shower the room with plenty of natural sunlight to savor along with your family meals. An open kitchen allows you to create your food masterpieces with plenty of room to work and move about. Each bedroom features and abundance of natural light and with a full unfinished basement this home is just right. Come see it today! 3 Acres to be surveyed by seller.



3 BEDROOM



\$171,500



2473 STONEY CREEK

Step inside this gorgeous 3 bedroom/3 bath custom built home! From the moment you walk in you will grasp a feeling of home. Located in the New Bloomfield school district, you receive the perks of small town living with the convenience of being close to Jefferson City. Kick back and relax in the main level living room that opens up into the large eat-in kitchen that offers an abundance of cabinetry, including a large pantry, with tons of counter space. Perfect for social gatherings and entertainment! Escape to the lower level family room for movie night with friends or to watch the big game. Upstairs you'll find the large master bedroom along with 2 more bedrooms. Outside you will find a large deck and patio! Don't miss out on this beautiful home!

3 BEDROOM



\$184,000



Open House: Feb. 2 & Feb. 16, 11:30 - 12:30

45 Acre Tract!



45 EGLIN DR

\$292,500



62 Acre Tract!



62 EGLIN DR

\$372,000



These tracts of land in the heart of Holts Summit have many possibilities. The acreage is situated just outside the city limits and could be used for recreation or a hobby farm. Build your perfect home on this gorgeous acreage! This scenic land features a diverse topography and is abundant with wildlife. All utilities are nearby.



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930 TREE FARM RD

This immaculately cared for 13 room motel plus living quarters is owned by an energetic couple that likes for everything to be perfect! This business is ready for a new owner, needs no repairs and has been updated within the last 2 years. Online front desk software since 2015 with all guest history and synced with OTA reservations and booking engine for website. New AC units in all rooms in 2016 with front desk on/off control, new outdoor 10x10 LED sign still under warranty, new roof in 2014 with 30-year Certainteed shingles, all indoor and outdoor lighting upgraded to LEDs and all new door locks in 2014, among many other updates. With easy access to the interstate, many repeat guests, and excellent reviews this motel is perfect for a loving owner. Please don't contact business directly



TURN KEY BUSINESS



\$259,900





\$330,000

This four bedroom, three bath house is under construction with the sought-after Lexington Development. A high quality home is being constructed with only the finest materials and craftsmanship. The exterior will have 3 sides brick with a 3rd car garage down. The interior has an open floor plan with a gas fireplace. Feast your eyes on this designer kitchen built with hickory custom cabinetry from JB Custom Cabinets. A center island designed the way an island should be designed. The entire kitchen is wrapped in sleek granite countertops. Off the kitchen there is a covered concrete suspended patio perfect for enjoying the yard. The main level will be combination of carpet and trendy blank flooring. Downstairs will have a full finished family room, bathroom and 4th bedroom with plank flooring.

214 PIONEER TRAIL DR

\$199,900



Sitting just off Simon Blvd in Holts Summit on a 1+ acre lot, this workshop is just what you are looking for. It boasts two 12-foot wide garage doors, a separate office space, and a full bathroom. You won't want to miss this opportunity.



137 E SIMON



\$90,000

Nestled in the trees of a residential area, this workshop is perfect for the worker who doesn't want to be too far removed while working. The shop features a loft, a 12 foot wide garage door, and a 1/2 bath. You won't want to miss this opportunity.



3710 ROCK BEACON

LOTS & LAND



LOTS
GREENWOOD HILLS



LOTS
STERLING RIDGE



READY TO SUBDIVIDE
PARKVIEW



ACREAGE LOTS
PRAIRIE ESTATES



107 ACRES!
THE CEDARS



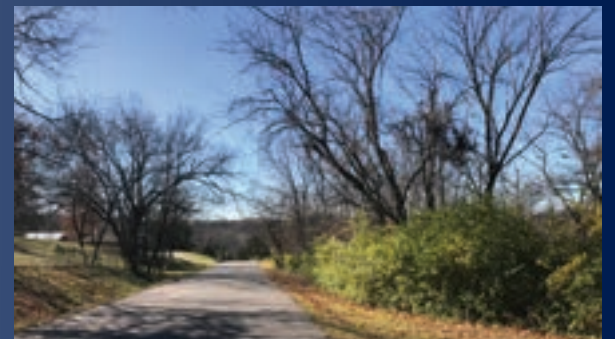
LOTS
SOUTHWIND MEADOWS



LOTS
LEGACY & RENN'S LAKE

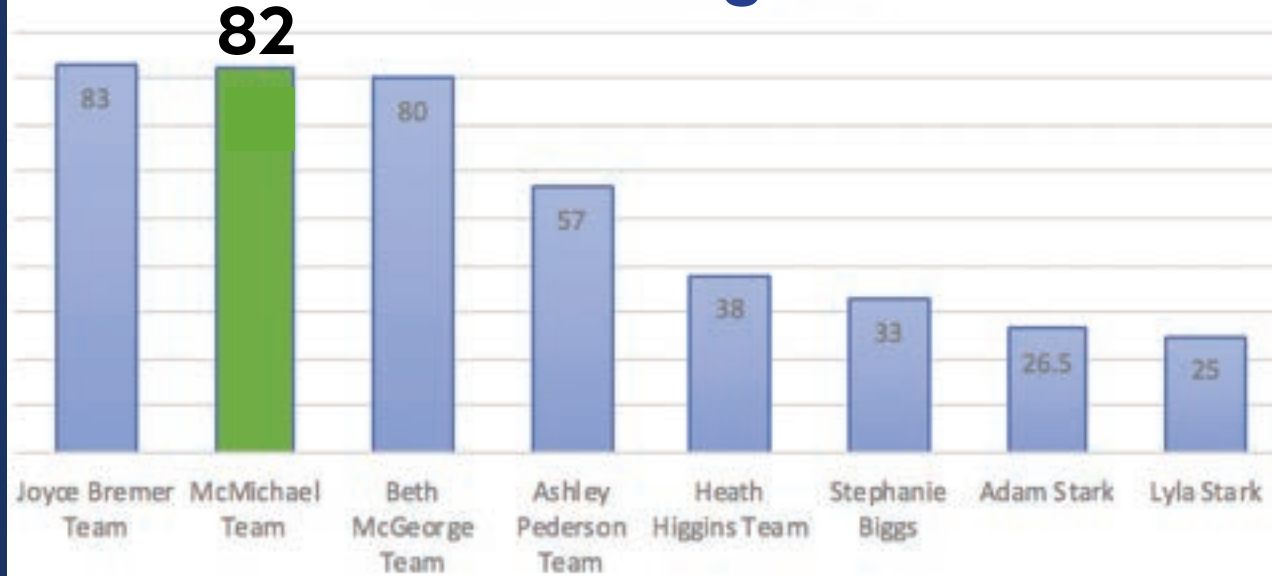


LOTS
CEDAR WOODS ON THE CREEK



20 ACRES!
ROLLING HILLS

We are at the Closing Table... A Lot!



McMichael Realty strives to provide outstanding customer service, whether helping you buy or sell your home. By continually exploring new avenues of marketing, we work to increase exposure of your home and decrease listing duration. From listing to closing, we will be at your side through the entire process to ensure your complete satisfaction.

Our Company Sells the Most per Agent



OPEN HOUSES

Saturday, February 2

SERENITY SUBDIVISION	SEE PGS 4 - 5	10 - 11
8704 N SHORE DR	\$164,900	10 - 11
1904 LISA DR	\$289,900	10 - 11
2473 STONEY CREEK	\$189,900	11:30 - 12:30

Saturday, February 9

SERENITY SUBDIVISION	SEE PGS 4 - 5	10 - 11
682 OAK CREEK CT	\$98,000	10 - 11
11750 TREELINE RDGE	\$379,900	10 - 11
270 ELLSWORTH	\$194,000	11:30 - 12:30

Saturday, February 16

SERENITY SUBDIVISION	SEE PGS 4 - 5	10 - 11
1904 LISA DR	\$289,900	10 - 11
673 OAK CREEK CT	\$99,000	11:30 - 12:30
2473 STONEY CREEK	\$189,900	11:30 - 12:30

Saturday, February 23

SERENITY SUBDIVISION	SEE PGS 4 - 5	10 - 11
10854 OLD HIGHWAY 54	\$199,900	11:30 - 12:30
678 OAK CREEK CT	\$85,000	11:30 - 12:30

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THE RIGHT
PRICE.**