

# J C M O AREA



# HOMES FOR SALE



[JCMOAreaHomes.com](http://JCMOAreaHomes.com)

# We Are... The McMichael Team

The McMichael Team is continuously the #2 selling team of ALL Jefferson City Realtors. As a privately owned real estate company we are passionate about going above and beyond for our clients and strive to give them the best experience our reputation is built upon. Our personality and flavor is all our own and we know exactly what it takes to help you sell your home. We have had the honor of being VOTED #1 IN 2015 and 2016 AS BEST REALTOR in City's Best Magazine as well as receiving the News Tribune READER'S CHOICE AWARD the last 2 years for best Real Estate Company and last year we won best Real Estate Company and Best Agent.

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*Team*



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Featured on the Cover

Open House: January 6th, 11:30-12:30



3326 CODY DRIVE



Eye catching, one-of-a-kind! This three bedroom, three bath home has old world charm and is just a beautiful home. The 2013 new build will be everything you are looking for and much more. The main level has a large living room followed by a grand staircase to the second level. The family cook will love the dark stained cabinets and eat around island. A built-in desk accompanies this space making it where everyone will gather. The dining room is an inviting area with openness and leads out onto the rock patio. Cozy up in the master; enjoy a dreamy claw foot tub, separate shower plus 2 vanity sinks. Plenty of walk-in closets and laundry are on the second floor. These bedrooms are large! Also, room for expansion in the downstairs with a family room. Detached shop makes this place perfect!



3 BEDROOM



3 BATHROOM



DETACHED SHOP



\$249,900

# RESIDENTIAL



**New Build!**  
**More Photos on Page 10**

**Open House: January 6th, 11:30-12:30**

## 115 MARS

You'll enjoy this new build with 4 bedrooms and 3 bathrooms situated in a great location in Holts Summit. The open kitchen and dining area flows nicely into the spacious living room. Enjoy all this kitchen has to offer with beautiful cabinetry, a breakfast bar and a spacious pantry that will meet your storage needs. The master bath provides a private bath, walk-in closet and double sink. Cross the hallway to the two additional main level bedrooms. Nine foot ceilings greatly enhance the living space of the downstairs family room and den. Come take a look!

4 BEDROOM



\$189,900



## 615 GREENWAY

Beautiful new home on the lake! Includes walking trail, sidewalks, fishing rights and pavilion. This 5 bedroom, 3 bath home has a full basement with a finished family room. You'll fall in love with the warm colors, decorative light fixtures, and rich birch cabinetry in the kitchen. The kitchen also features patterned tile work and stainless steel appliances. The designer shelf that accents the vaulted ceilings in the living room showcases the huge window with a gorgeous lake view. Once you step inside, you'll want to call it home!



5 BEDROOM



\$214,900



**Open House: January 20th, 11:30-12:30**



**\$192,000**

**3 Acres!**  
**10624 PLATINUM**

Come take a look at this beautiful new build setting on a spacious 3.86 acres. A large tile entry leads to the great room and the open kitchen and dining area. Features include three bedrooms, three baths and a finished family room and office down. Beautiful location! Be the first to see this one!



**\$165,000**

**43 N LARAND**

Enjoy the amenities of living in beautiful Lake Mykee subdivision. This wonderful, traditional, four bedroom home, situated near the end of a family friendly cul-de-sac, features a spacious and level lot with gorgeous lake views. You'll find plenty of room for cooking in the large kitchen; and your guests will be impressed with the beautiful dining room offering designer touches of crown molding and trim. Enjoy the wood burning fireplace downstairs in the cozy family room and extend your entertaining to the outdoor patio. A fourth bedroom and half bathroom down will complete your living needs. Spend the evening with your family swinging in the tree swing and savoring smores from the fire pit. What more could you ask for? Come take a look!



**\$119,900**

**Open House: January 13th, 10:00-11:00**  
**10411 OLD US HWY 54**

Large rancher on 1.2 acres. This home is nicely positioned on a scenic level lot. Sitting back off the road with dark tones and garage on the main. This home has 4 bedrooms, with one down, making it spacious with 3 full bathrooms too. The kitchen and dining room are open and could accommodate large seating. The living room is also big plus it has hardwood flooring. There is a family room down with the 4th bedroom. With a little hard work, this home could return to its original vision.

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Shelly Schwartz

Brenda Leydens

Kelly VanLoo

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**Great Team!**  
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# 245 RODNEY

3.6 Acres!



 3 BED/ 3 BATH

 2,209 SQ. FT.

 \$159,000

# 2931 STATE ROAD TT



 3 BED/ 2 BATH

 2,025 SQ. FT.

 \$194,000



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# 8242 COUNTY ROAD 449

One-of-a-kind dome house with a panoramic view that will not disappoint. Private location with 30 acres surrounding. Three bedrooms, four bonus rooms/office areas and five bathrooms. When you walk up to this engineering marvel, you will love the wrap around deck to BBQ on and sit back watching the ever changing view. The inside soars two stories to the top of the dome plus has a basement area. Everything you need is on the main level with a separate upstairs overlooking the main area. Many updates have been completed, but many remain with the preference of the new owner. This home is highly economical with Hydronic in-floor heating to keep you warm. This home can be seen from miles away as you are driving towards it and is certainly a must see. Acreage being sold could be adjusted.



30 Acres!

3 BEDROOM



\$480,000



# 115 GRANT



2 BED/ 1 BATH



1,081 SQ. FT.



\$45,000

# 2943 STATE ROAD TT

18.34 Acres!



2 BED/ 4 BATH



3,131 SQ. FT.



\$399,900



# 1905 ROLLING HILLS

This cheery home has a split bedroom design with three bedrooms on the main level and a fourth bedroom down. Rich hardwood floors accent the over-sized living room with vaulted ceilings. Lots of updates have been done throughout this home including a new addition just added. The crisp and airy feel welcome you to this elegant kitchen which features an abundance of cabinets that surround you as you gather around the center table. French doors open up to expand your dining experience to the deck where the grill master will create mouth watering steaks! Retreat to the master suite where a luxurious experience awaits. Hardwoods continue throughout with a bay window, walk-in closet, vaulted ceilings and a private bathroom. With a family room, large bedroom, full bathroom with a jetted tub and a kitchenette, the downstairs is like its own separate apartment or mother-in-law quarters. This home has all the space your family needs, come take a look!

Open House: January 6th, 10:00-11:00

4 BEDROOM



\$199,900



 **\$200,000**



**Subdivision for Sale**  
**DEVONSHIRE CIRCLE**

Development possibilities! This land includes at least 10 building lots and borders an existing multi-family development with room to keep building. Easy access to Hwy 54 and just minutes from the heart of Jefferson City. Electric, water and sewer are available at the edge of the property.

 **\$80,000**



**N SUMMIT DR**

8.03 wooded acres in Holts Summit. Seller will divide. Zoned commercial, therefore anything under that, residential or multi-family. 420 feet of Old Highway 54 frontage. All utilities at property.

 **\$16,500**



**COUNTY ROAD 4001**

This 1+ acre lot is just minutes away from Highway 54 access and the heart of Holts Summit. The private lot is a great place to build your future home. Set up in an already established Big Sky Subdivision, you are sure to have great neighbors in your new home. Come take a look!





Come take a look at this beautiful new build setting on a spacious 3.86 acres. A large tile entry leads to the great room and the open kitchen and dining area. The custom kitchen cabinets are alder with a dark, rich stain. Features include four bedrooms, three baths and a finished family room and office down. Beautiful location! Lots of storage in the oversized garage. Beautiful, level acreage with privacy all around. Be the first to see this one.



Investment opportunity! With a little TLC you could live in the house and run your business out of the back. Centrally located in Jefferson City just off Missouri Blvd! Great location for a business warehouse or shop.



These one-story units feel like an entire one-family home by themselves with all appliances already installed and just waiting to be used by a new resident. With a living room on the main level next to the eat-in kitchen and a family room down, this place is ready for entertaining. Each unit is two bedrooms, although the downstairs has a closet and has frequently been used as a third bedroom. The covered front porch extends the homey feel outside and allows for enjoying the outdoors whenever the resident feels like it. Come take a look today!

**ANY FOUNTAIN DRINK 79¢**  
 WITH PRESENTATION OF THIS AD

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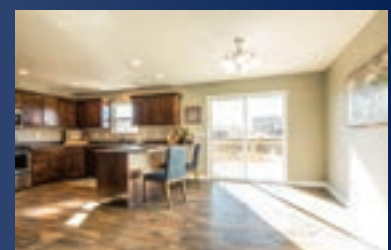
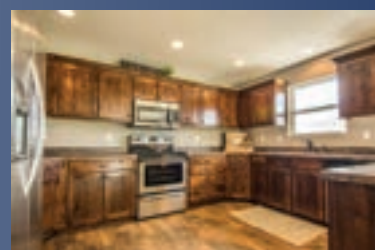
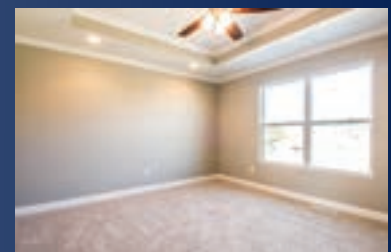
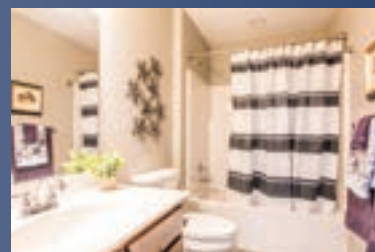
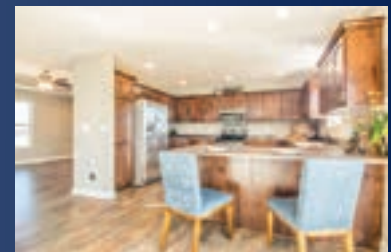
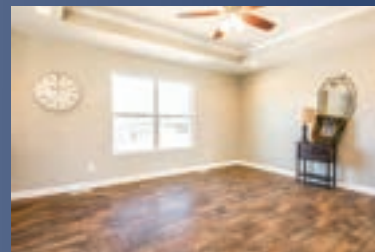


CMIS1.COM



New Build!

# 115 MARS



# 6419 SUMMERHILL

This custom built, all brick home is rich in sophistication & made to entertain. When approaching the home, the expansive entertainment area located in the backyard is eye catching. The newer pool area is brilliantly designed with an outdoor kitchen, fireplace, hand laid brickwork & pool house. The driveway has decorative, patterned bricks leading to the home. Hardwood floors & soaring columns accompany the main level with abundant ceiling designs & hand crafted built in cabinetry. A custom designed kitchen has a raised bar, granite counter tops, designer island, 4 sides of cabinets & modern colored cabinets. Pullouts, walk in pantry, basket shelves, and stainless steel appliances make it rich with character. A hearth room is off the kitchen with a stone fireplace & flows to the screened in back porch. The master suite bathroom includes a raised jetted tub, double vanity sinks, walk in closet & separate shower. Family room, wet bar, rec. area & office complete the lower level.



**IN-GROUND POOL**



**\$579,900**



**5 BED/7 BATH**



# 213 SUMMER TREE

**IN-GROUND POOL**



**4,545 SQ. FT.**



**\$559,900**



# 2051 BEELMAN

This home is waiting just for you! As you walk into this home you will be greeted by a large living room with a gorgeous vaulted ceiling. The home also offers four garages, two on the main and two down, optimizing your storage needs. A great room downstairs with a fireplace feels like an escape from the rest of the home with a private bathroom and closet of its own. The large deck off of the kitchen/dining room combo allows you to look out on your fenced in backyard and have a view of the lake beyond the trees. The master suite offers three closets and an attached bathroom as well. You'll want to call this home!

**Open House: January 20th, 10:00-11:00  
4 Garages!**



**\$219,900**

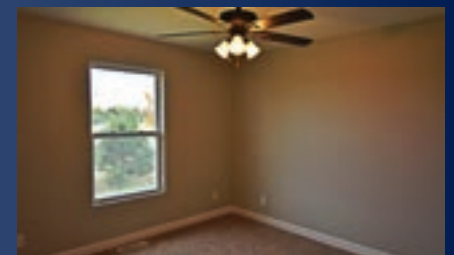
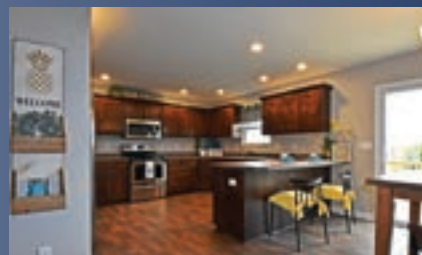


You will be impressed with this gorgeous brick home located in The Cedars subdivision in Holts Summit. A tastefully landscaped yard and front porch are inviting with rock accenting the medium toned brick. The open floor plan exhibits a large kitchen with lots of counter space, tile backsplash and full eating bar area. Gorgeous cabinetry shows off this functional kitchen. The master suite has a walk-in closet, designer ceilings, and master bath. The expansive back deck overlooks the private backyard. You'll appreciate the finished walkout basement with a John Deere room with additional storage. The large family room and full bathroom down is only a part of the large downstairs that could have storage and a fourth bedroom. Come take a look!



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## 105 MARS

Under Construction



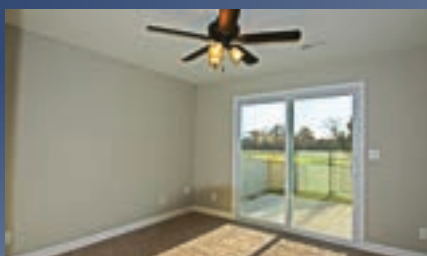
**NEW LISTING**



**\$170,900**



Same Builder as Home on Left



## 255 VENUS

# 2125 EIKEN LANE



-  3 BED/ 2 BATH
-  1,570 SQ. FT.
-  \$169,900

# 12283 DEREKS WAY B

Open House: January 6th, 10:00-11:00



-  3 BED/ 3 BATH
-  1,675 SQ. FT.
-  \$129,900



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**3** BED  
 1,427 SQ. FT.

**331 MAJOR TERRACE**



**\$** \$189,900  
**3** BED  
 DUPLEX

**310 SCOTT STATION**



**\$** \$75,000  
**2** BED  
 RANCH STYLE

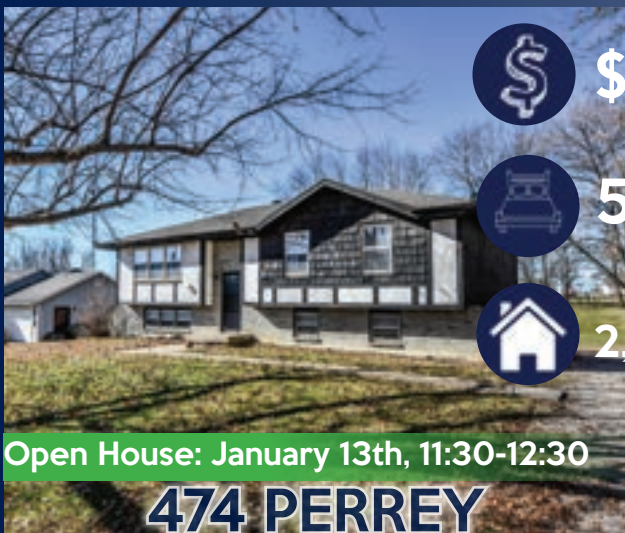
**1100 S SUMMIT**



**\$** \$179,900  
**3** BED  
 1,359 SQ. FT.

Open House: January 27th, 11:30-12:30

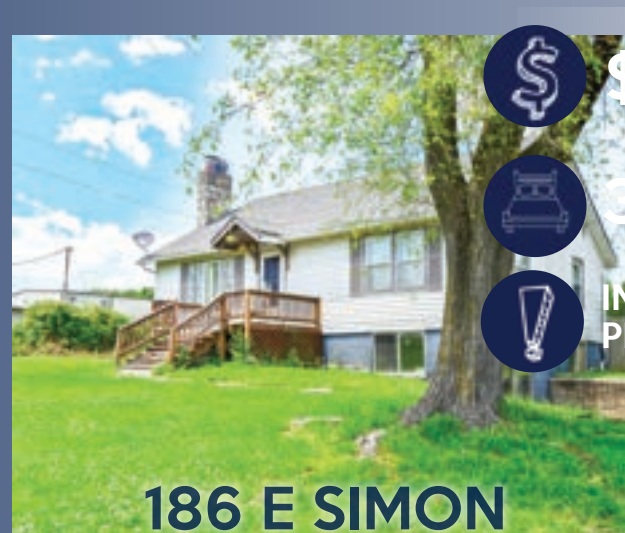
**704 BRANCH**



**\$** \$139,900  
**5** BED  
 2,057 SQ. FT.

Open House: January 13th, 11:30-12:30

**474 PERREY**



**\$** \$84,900  
**3** BED  
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# LOTS & LAND



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**PARKVIEW**



**ACREAGE LOTS**  
**PRAIRIE ESTATES**



**107 ACRES!**  
**EDWARDS DRIVE**



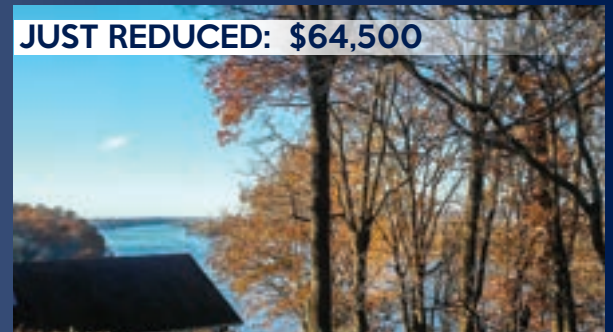
**LOTS**  
**SOUTHWIND MEADOWS**



**LOTS**  
**LEGACY & RENN'S LAKE**



**LOTS**  
**CEDAR WOODS ON THE CREEK**



**JUST REDUCED: \$64,500**  
**LOT ON THE MISSOURI RIVER**  
**2409 GREENTREE**

# What sets us **APART?**



## 1) We are members of the Jefferson City and Columbia Boards of Realtors

By listing a property on two different MLS boards, your property is seen by the hundreds of Jefferson City realtors plus the even hundreds more realtors in Columbia. We think that is a lot of exposure, but you can decide for yourself.

## 2) We create a virtual tour of every property we list and feature it on YouTube

In today's age, everything has to do with videos. Making videos, uploading videos, watching videos, etc. That is why we love creating and continually improving virtual tours of our listings and featuring them on YouTube, Facebook, Twitter, as well as every realtor's website thanks to MLS. Buyers can get a good feel for your home before stepping foot into it which can make a big difference in getting a home sold quick.

## 3) We make sure that your property is featured in open houses and Agent Tours

Lastly, you can't just ignore the best way to show off a home: actually having people show up to the property. Our office works hard to make sure that properties are featured throughout the month for open houses that we host as well as featuring homes for Agent Tours with the Jefferson City Board of Realtors.

**And this isn't all we do to get your property SOLD.  
Call us to sell your home TODAY.**

# OPEN HOUSES

\*\*\*\*\*ECRWSEDDM\*\*\*\*

Residential Customer

PRSR STD  
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PERMIT NO. 9991



1905 ROLLING HILLS (Page 8)  
Saturday, January 6th  
10:00AM - 11:00AM

PRICE: \$199,900

12283 DEREKS WAY B (Page 14)  
Saturday, January 6th  
10:00AM - 11:00AM

PRICE: \$129,900



3326 CODY DRIVE (Page 3)  
Saturday, January 6th  
11:30AM - 12:30PM

PRICE: \$249,900

115 MARS (Page 4)  
Saturday, January 6th  
11:30AM - 12:30PM

PRICE: \$189,900



10411 OLD HIGHWAY 54 (Page 5)  
Saturday, January 13th  
10:00AM - 11:00AM

PRICE: \$119,900

474 PERREY (Page 15)  
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11:30AM - 12:30AM

PRICE: \$139,900



2051 BEELMAN (Page 11)  
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10:00AM - 11:00PM

PRICE: \$219,900

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11:30AM - 12:30PM

PRICE: \$214,900



180 ELLSWORTH (Page 12)  
Saturday, January 27th  
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PRICE: \$199,500

10650 PLATINUM (Page 9)  
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10:00AM - 11:00AM

PRICE: \$192,000



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Saturday, January 27th  
11:30AM - 12:30PM

PRICE: \$179,900

255 VENUS (Page 12)  
Saturday, January 27th  
11:30AM - 12:30PM

PRICE: \$189,900



The McMichael Team

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