

J C M O AREA

HOMES FOR SALE



9 Acres beside Railwood Golf Course



McMICHAEL
Team



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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HENRY
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McMICHAEL 
Team



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Featured on the Cover



2303 COUNTY ROAD 4032



This beautiful home is nestled at the end of a quiet street on 9 acres that include a white board fenced pasture, small barn, self-contained chicken house and a large shop. The mature woods, behind the home, make for great hunting. Inside, you will notice the expansive wood-burning fireplace as well as the vaulted beam ceiling in the living room. This 3 bedroom, 3 bath home has a pleasing floor plan with a formal dining room. The kitchen is updated with oak cabinets, granite countertops, and tons of storage. Laundry is on the main and there is a finished downstairs with two-car garage, bathroom, additional storage room, and a second wood burning fireplace. When the current owners first drove up to this home, they just knew it was the one... YOU WILL TOO! Welcome home.



3 BEDROOM



3 BATHROOM



2,388 SQ. FT.



\$249,900

RESIDENTIAL



9568 TASHA LANE

This home sits on over an acre lot right on the lake! This lake community is a wonderful place to live with a walking trail around the lake and a pavilion for your private use. You will enjoy this spacious new build with 3 bedrooms and 3 baths. The main level features like-hardwood floors in an open kitchen and dining area which flows nicely into the living room. The kitchen features medium grey stained knotty alder cabinetry and sleek overhead can lighting. You'll enjoy the breakfast bar and appreciate a spacious pantry that will meet all of your storage needs. The master suite provides a private bath, walk-in closet and double sink. Cross the hallway to the two additional main level bedrooms. Come See this one!

3 BEDROOM

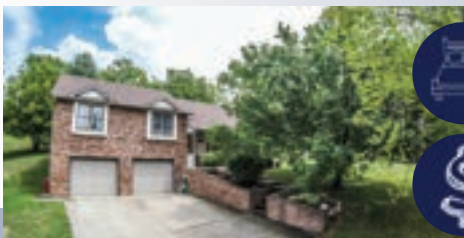


\$194,900



2404 COURTYARD DR

What a beautiful landscape! This spacious raised ranch home has a picturesque front yard that feels like it was plucked from a magazine. When entering, the vaulted ceilings of the large living room greet you and lead your eye to the kitchen and dining combo just upstairs. The kitchen is perfect with custom cherry cabinets, quartz countertops and a beautiful glass tile backsplash that ties the room together. Just off the dining area you will be drawn to the private backyard that extends to the tree line with a fenced in area. The master bedroom is your personal getaway with a private bath and large walk-in closet. With 3 bedrooms, 2 baths and an additional family room down this home has a space for everyone. You'll want to call this house your home!



3 BEDROOM



\$189,900



“Your home, your business, your land, we make it easier. To us, quality service means meeting all your needs in a real estate transaction and exceeding your expectations. Our wealth of knowledge allows us to provide our clients with the highest level of service and provide creative solutions to problems that can arise during the closing process.”



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Jim McMichael - Window Designer/Co-Owner



J&S Window Company, Inc.

2931 STATE ROAD TT

Call this spacious home on 1.37 acres of land your new home! This house offers a detached oversized two car garage, two living rooms, and a huge kitchen/dining area combo. Three large windows flood your dining area and kitchen with sunlight and giving the space a perfect homey feel. A bonus room allows for you to entertain the idea of an extra bedroom or use the room for your favorite hobby. When you walk out the back of the house, you are greeted by a deck that spans most of the length of the home. Your master bedroom also has its own private bath suite and walk-in closet creating a private getaway from the rest of the home. Engineered sewer system installed.



3 BEDROOM



\$189,900



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135 SHELTON DR

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 19.6x26 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



130 SHELTON DR

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



120 SHELTON DR

This newly constructed split bedroom design home features a spacious living room which has beautifully engineered hardwood floors that flow into the kitchen/dining combo. The kitchen features stained custom knotty alder cabinets with a center island where everyone will gather around for making meals. 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 two walk-in closets and master bathroom with 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 also include a heat pump and foam insulation. Enjoy the quiet street for an evening stroll and walking pets.



3 BEDROOM



\$164,900



140 SHELTON DR

This newly constructed split bedroom design home features a spacious living room which has a gorgeous vaulted ceiling and beautifully engineered hardwood floors that flow into the kitchen/dining combo. The kitchen features stained custom knotty alder cabinets and a center island where everyone will gather around for making meals. Right off the kitchen you can enjoy your days outside on the extended back deck. The master bedroom has decorative tray ceilings with canned lighting and has a large walk-in closet and master bathroom with 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 also include foam insulation. Enjoy the quiet street for an evening stroll and walking pets.



3 BEDROOM



\$164,900



\$200 OFF

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11750 TREELINE RIDGE



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



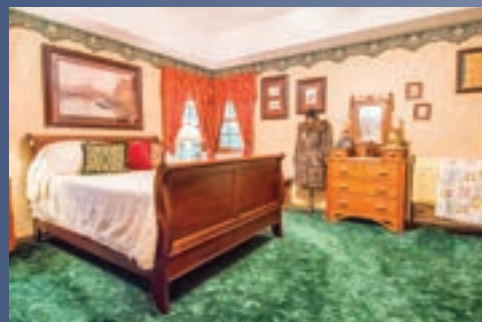
15.8 ACRES



5,080 SQ. FT.



\$379,900





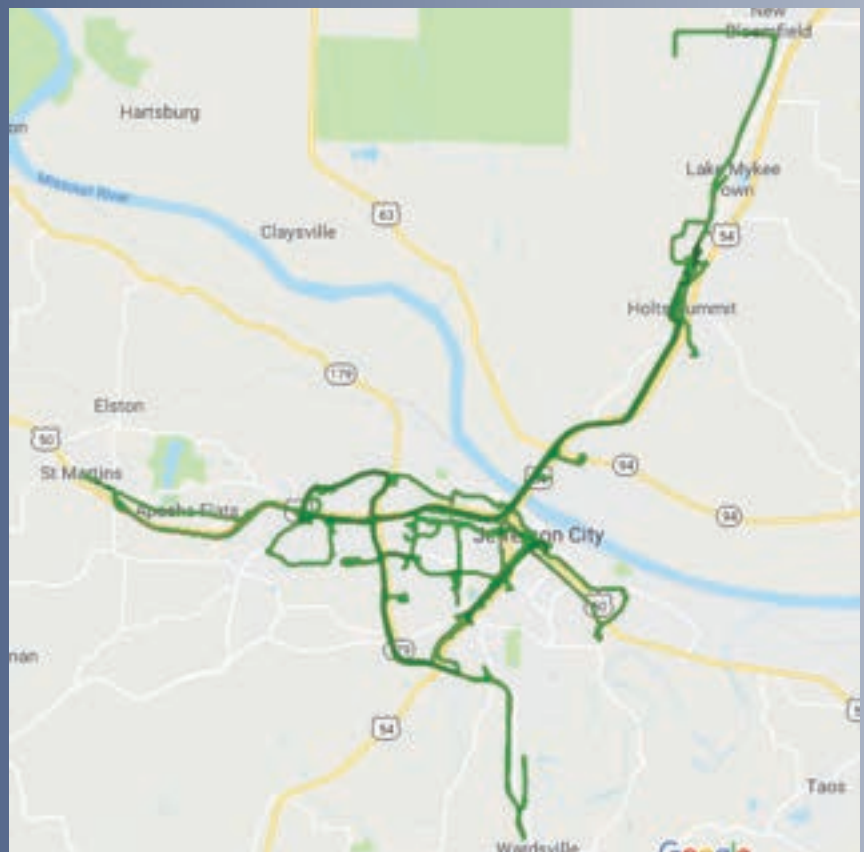
ONE YEAR



October 2017 Our First Issue

We have loved producing and distributing our in-house magazine for a year now! We have made some great connections with other business owners in the area, sold a lot of houses, and have had a lot of fun along the way. A little while back, we tallied up how many business we hit each time we distribute and it's a little over 450 different business and offices in the Jefferson City area! Don't believe us? Check out the map on the right!

This is a tracking of our three days of distribution for last issue (and we felt like we missed some spots this time!). It's a lot of work, but we're a boots on the ground kind of company (literally) and we'll do whatever it takes to get your property sold.





 \$55,000

 2 BED

 840 SQ. FT.

407 STADIUM



 \$130,000

 4 BED

 2,755 SQ. FT.

10411 OLD HIGHWAY 54



 \$79,500

 2 BED

 929 SQ. FT.

1610 RIDGEWOOD



 \$140,000

 1,750 SQ. FT.

 ZONED COMMERCIAL

315 E HIGHWAY 5



 \$109,000

 3 BED

 2,495 SQ. FT.

906 MINNESOTA



 \$125,000

 3 BED

 DUPLEX

2117 CLARA DRIVE

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



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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

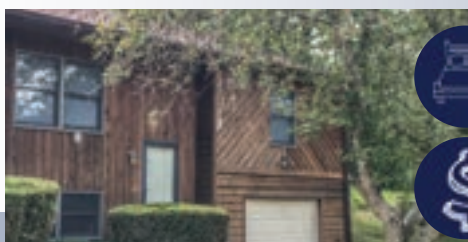


\$99,000



678 OAK CREEK CT

This condo is ready to move into AND this owner is going to pay the \$7,800 credit for new siding at closing. (All condos are receiving new siding in 2019!) This 2 bedroom, 2 bath home has a bonus room down that could be used as a craft area or office. The wood burning stove is just perfect in the family room to cuddle up around and enjoy movies. The chef will want to cook homemade treats with a breakfast bar and 2 walls of oak cabinetry for storage. All appliances stay. BBQ out back on this deck with woods behind for privacy. Each bedroom has double closets and other closets are accessible for storage too. The garage lets you drive right on it and even has a mud room with laundry. Come see this scenic community in the heart of JC and with a pool. It's all here.

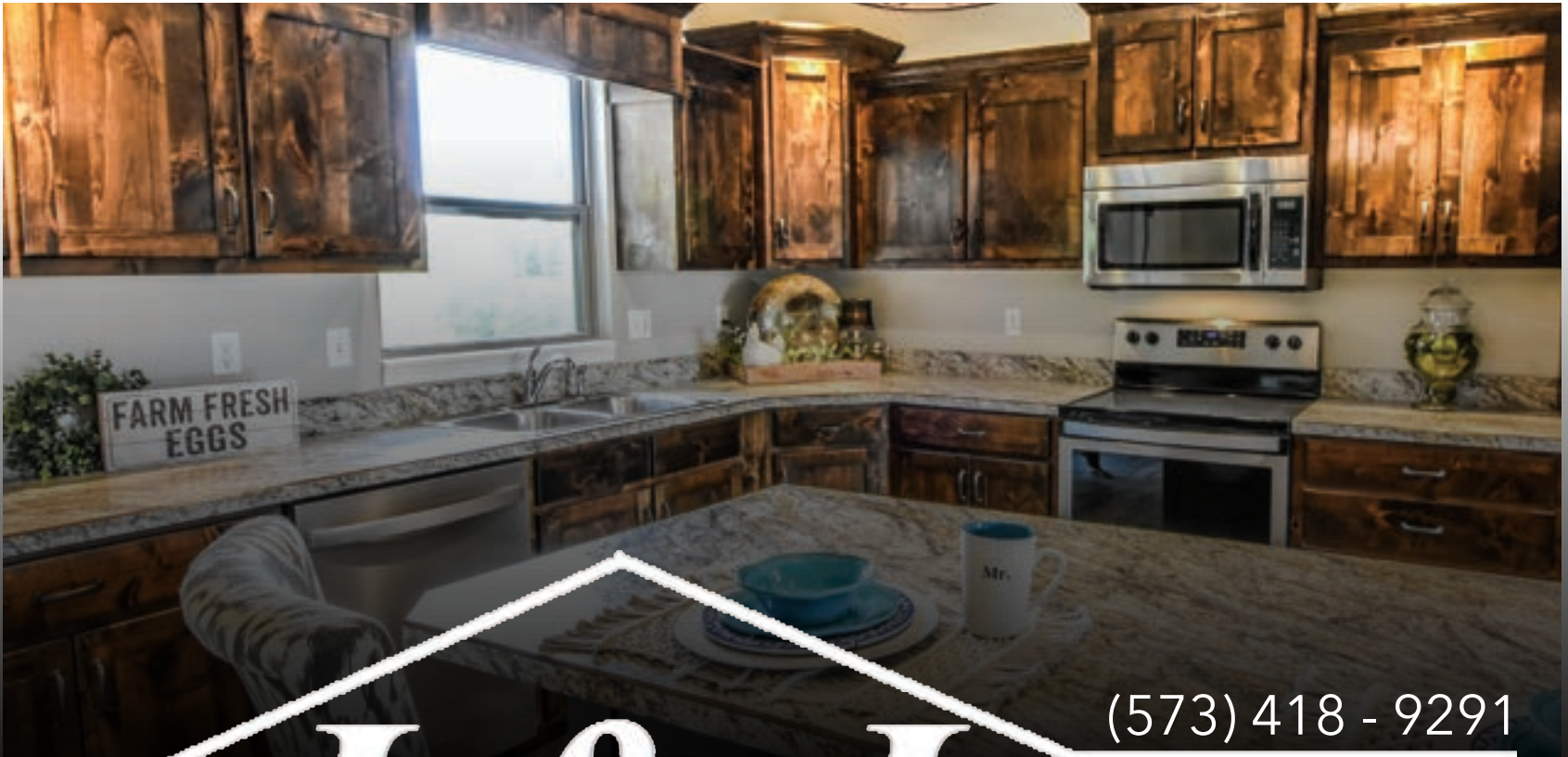


2 BEDROOM



\$90,000





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9573 TASHA LANE

You'll enjoy living in this ranch style home situated in a quaint cul-de-sac. This lake community is a wonderful place to live with a walking trail around the lake and a pavilion for your private use. The spacious living room, highlighted with a double tray ceiling, opens to the dining area and kitchen featuring beautiful 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 scented with crown molding and spacious closets. Double vanity sinks and a separate shower are in the bath. The large garage has additional storage underneath the living room. This home has plenty of space to enjoy!

3 BEDROOM



\$184,000



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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.

COMMERCIAL

\$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



3710 ROCK BEACON



\$159,900

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.

LOTS & LAND



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GREENWOOD HILLS



LOTS
STERLING RIDGE



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THE CEDARS



LOTS
SOUTHWIND MEADOWS



LOTS
LEGACY & RENN'S LAKE



LOTS
CEDAR WOODS ON THE CREEK



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Try Something New!

LUNCHTIME OPEN HOUSES

Wednesday, October 3

678 OAK CREEK CT \$90,000 12 - 1

Thursday, October 4

11750 TREELINE RIDGE \$379,900 12 - 1

Wednesday, October 10

673 OAK CREEK CT \$99,000 11 - 12

1610 RIDGEWOOD \$79,500 12 - 1

407 STADIUM \$55,000 12 - 1

Wednesday, October 17

906 MINNESOTA \$109,000 12 - 1

2404 COURTYARD \$189,900 12 - 1

FREE LUNCH!

This month, spend your Lunch Break with us for our open houses and we will make sure your stomach does not stay empty.



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