SELLING TO HIGHEST ACCEPTABLE BIDDER

April 7, 2012

PROSTAR AUCTIONS
PROFESSIONAL REAL ESTATE SALES

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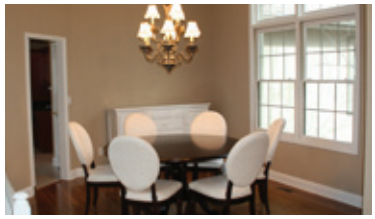
951 Muirfield Drive
Porto Cima, MO 65079

RESIDENTIAL



Information herein deemed reliable but not guaranteed

County:	Camden	**Area:**	1
MM Area:	Osage	**MM#:**	15
Garage:	2 car	**Apx WtrFrnt Ft.:**	+/- 122
Apx. Yr Blt:	2000	**Apx Rd Frnt Ft.:**	+/- 114
Bedrooms:	4	**Prop Loc:**	Lake Front
Total Baths:	3 1/2	**Subd.:**	Heritage Isle
Full Baths:	3	**Lot Size:**	114x213x245
Half Baths:	1	**Apx. Acres:**	+/-
Apx. Sq.Ft.:	+/- 4,255	**School Dist:**	Camdenton
Dock Permit:		**Water:**	Community
Seawall Permit:		**Sewer:**	PC Grinder
Dock:	concrete	**Zoning:**	
# Slips:	1	**Foundation:**	
Lgst Slips:	12x32	**Roof:**	
PWC Slip:	none	**Color:**	

INTERIOR FEATURES: Custom Cabinets, Granite Kitchen Counter Tops,Tile, Hardwood Floors, Jetted Tub, Ceiling Fans, Walk-in Closets, Wet Bar

EXTERIOR FEATURES: Concrete Decks, Screened Porch, Professional Landscaping, Quiet Cove

APPLIANCES: Side by Side Refrigerator, Dishwasher, Trash Compactor Built-in Oven, Microwave and Cooktop

ROOMS: Great Room, Formal Dinning Room

Desirable gentle waterfront in Porto Cima. This cove location home with fabulous view offers 4255 Sq ft of pride of ownership home. Super main level master suite with jetted tub,walk-in shower and walk-in closet. Formal dining, lakeview eat-in kitchen,granite counter tops and custom cabinets,screened in porch for lavish dinners outside. Perfect floor plan to make your family and friends comfortable. 2 family rooms,2 fireplaces and custom bar area ready for all your family entertaining. This gentle waterfront property comes with a 12x32 boat dock with swim platform. Pre auction offers welcome. Call today!

ROOM	LEVEL	ROOM	LEVEL	ROOM	LEVEL
Living Rm:	Main	**Utility Rm:**		**Bath 1:**	Main
Dining Rm:	Main	**Master BDRM:**	Main	**Bath 2:**	Lower
Kitchen:	Main	**BDRM 2:**	Lower	**Bath 3:**	Lower
Laundry:	Main	**BDRM 3:**	Lower	**Bath 4:**	
1 Level Living:		**BDRM 4:**	Lower	**Bath 5:**	
Other:		**BDRM 5:**		**Bath 6:**	
Family Rm:	Lower	**BDRM 6:**		**Bath 7:**	
Den/Office:		**BDRM 7:**			

INCLUDED: Dock, Washer. Dryer, Appliances

NOT INCLUDED: Furniture

DIRECTIONS: Las Campanas to Murfield Dr to 951 Murfield Dr on right

Possible Use:		**Assmt Inc.:**	Four Seasons Amnt
Ext. Constr.:	Vinyl, Cultured Stone		
AC:	Central Air	**Style:**	2 Story
Garage Type:	2 Car Attached	**Heating:**	Forced Air Elec
		Driveway:	Concrete
Prop Feature:	Gentle Lot	**Fireplace:**	2, Gas
		Water Front:	Cove
Street Constr:	Blacktop		

Spec. Assmt. Year:		**Taxes:**	$ 6,245.43
Spec. Assmt.		**Tax Yr:**	2011
Spec. Assmt. Per:		**Tax:**	
Ownership:		**Parcel:**	01 7.0 35.0 000.0 005 006.000
Assmt. Year:	2012		
Assmt. Fee:	$ 648.00	**Legal Desc.:**	Lot 728 Heritage Isle SUB AP, Camden
Assmt. Per:	Year		
Survey on file:	No		

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