



**425 South 6th St., Poplar Bluff, MO 63901 -- \$125,000**

Listing Courtesy of: Smith Payne Realty LLC



<b>5</b> Beds	<b>2</b> Baths	<b>1930</b> Built	<b>2154</b> Sq Ft
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### Trammell and Son Realty

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**Beds:** 5  
**Baths:** 2  
**ESqFt(Above):** 2154  
**Year Built:** 1930  
**Style:** Duplex  
**Exterior:** Lap Siding  
**Rural:** No  
**Acreage:** No

**Rooms AG:** 6  
**Rooms BG:** 6  
**Lot:** 104 x 104  
**Heating:** central  
**Cooling:** Central  
**Car Storage:** None  
**Utilities:** Public  
**Water:** City  
**Waste Management:** Sewer

**School:** Poplar Bluff  
**County:** Butler  
**Zoning:** Residential  
**County Taxes:** 305  
**Flood Zone:** No  
**Foundation:** Basement  
**Pool:** No **Fireplace:** No  
**Basement:** No

Owner wants and offer. Turn Key rental duplex. Upstairs is currently being remodeled with new flooring, paint, bathroom gutted, new kitchen cabinets and many more updated. Upstairs a is 3 bedrooms and 1 bath. Down stairs is completely remodeled with with 2 bedrooms, 1 bath, utility room and storage room. New windows, electric, plumbing, sheetrock, kitchen, central heat & air and new bathroom. New roof 2 years ago and exterior paint. Wanting to get into the rental business this would be a great starter to get you going.



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