MIDWEST LAND GROUP PRESENTS

0.27 ACRES
GREENE COUNTY, MO

3661 WEST STATE STREET, SPRINGFIELD, MISSOURI



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

BEAUTIFUL HOME IN GREENE COUNTY

Welcome home to this well-maintained 3 bedroom, 2 bathroom property, originally built in 1979 and offering approximately 1,348 square feet of living space. Located in the Willard School District, this home features a spacious, privacy-fenced backyard perfect for relaxing, entertaining, or enjoying time outdoors. Luxury vinyl plank (LVP) flooring was installed in 2014, and the HVAC system is believed to have been replaced in 2010, with the condenser fan motor and compressor replaced in 2025. Additional recent improvements include a new roof and new gutters installed in July 2026, along with siding replacement on the west end of the home and back porch area following hail damage from the April 2026 storm. Utilities are provided by City Utilities of Springfield, with one convenient bill covering electricity, natural gas, water, and sewer service. With three bedrooms, two bathrooms, a generous fenced backyard, and several recent updates, this home offers a wonderful combination of practical features, outdoor space, and everyday convenience in the Willard School District.

PROPERTY FEATURES

COUNTY: **GREENE** | STATE: **MISSOURI** | ACRES: **0.27**

- City utilities
- LVP flooring
- Spacious backyard
- Privacy fence
- New roof
- Two car garage
- 3 bed
- 2 bath
- Located in Springfield
- Close to shopping and amenities



1,348 SQ. FT. HOME











3 BED, 2 BATH









2 CAR GARAGE



SPACIOUS BACKYARD



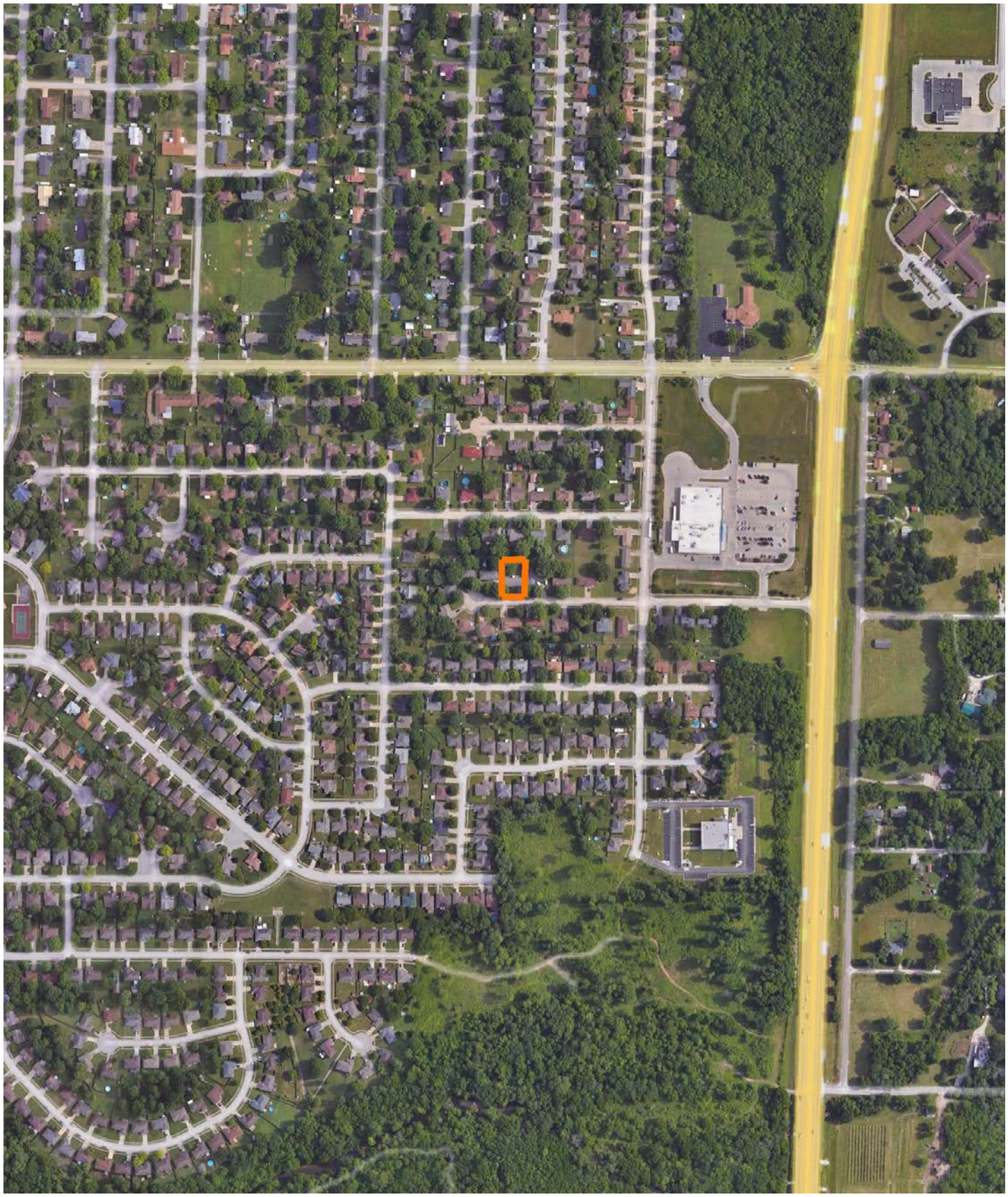




AERIAL MAP



OVERVIEW MAP



AGENT CONTACT

Austin Phillips is a passionate and knowledgeable land agent specializing in the southwest region of Missouri. Born in Columbia, MO, and now residing in Fair Grove, MO, with his wife Lydia and daughter Doris, Austin's journey into land sales is fueled by a profound love for the outdoors and a commitment to helping others achieve their dream of land ownership. His connection to the land is deeply personal, stemming from childhood days spent hunting and fishing under his father's guidance, and contributing to his grandmother's cattle farm. These experiences have not only fostered a deep appreciation for nature but also endowed him with invaluable skills in land management and wildlife conservation.

Austin's hobbies, which include hunting, fly fishing, horseback riding, and archery, enrich his understanding of the land and its value. His professional background, featuring roles that demanded adaptability, customer-focused solutions, and creative problem-solving, equips him with a unique set of skills ideal for navigating the complexities of real estate transactions.

What distinguishes Austin is his eagerness to share his passion with others, whether they're seasoned outdoorsmen or newcomers to the land ownership journey. His ability to connect with clients, combined with his extensive knowledge of land and wildlife, makes him the perfect guide for those looking to sell their property or find their dream piece of land. With Austin Phillips, clients can expect not just a transaction, but a partnership built on trust, passion, and a shared love for the great outdoors. His dedication to realizing clients' outdoor dreams through personalized, knowledgeable service sets him apart as the go-to land agent in Missouri.



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