

27485 Cross Lane
Barnett, MO 65011



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MLS# 3577662



\$615,000

Bring your ideas and work ethic to make something great, but have some fun along the way! With 455' of beautiful lakefront & over 1.65 acres this is a steal and you have so many development options. Last uses have been commercial establishments such as bars and restaurants. However restaurant equipment has been removed to make it a blank slate for someone to redevelop. What an event space or wedding venue this property could be! Current owners were thinking of using existing concrete pads to build lakeside villas to be sold or used as rental properties, architectural plans available. When you stand on this property you will fall in love with the view & beauty of the lake. There is already valuable infrastructure including 2 concrete docks that could easily be reconfigured, 2 wave break permits, sewer system with capacity for 36 bedrooms, private well & more! At this price it would seem logical for buyers to be interested in a purchase and long term hold on the property. With the amount of traffic Coconuts pulls in, you know that there will be plenty of eyeballs on whatever the next owner does to this property! Where else can you find highly visible waterfront at this price!



MATTHEW JAMES SCHRIMPF

BHHS Lake Ozark Realty

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