

**1265 Singing Oaks Drive**  
Sunrise Beach, MO 65079



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**MLS# 3577965**



**\$1,595,000**

**3 Bedrooms | 2 Bathrooms | 2,638 Sqft**

This doesn't come along every day!--unique opportunity to own 1,100 feet of bluff shoreline and over 55 acres! This original owner hates to leave the peaceful, unobstructed view but says it's time for a new owner to enjoy. Property features 3 bed, 2 bath home with 2 car attached garage, detached shop/garage, tram to the lakefront, martini deck, and over 55 acres to explore. The views are spectacular from every room and the real hard wood floors and 2 massive stone fireplaces add tons of warmth and character. Lower level features open floor plan with living, dining, kitchen, and billiards room. In addition, the large screened porch with multiple porch swings is everyone's favorite spot. The large shop/garage has endless possibilities--perfect for extra storage, hobbies or workshop. The acreage and additional waterfront provides development opportunities. Tram and boat dock are being sold "AS IS" and are not accessible. Come check out this one-of-a-kind property and schedule a private tour.



**THE CONDA DAVIDSON TEAM**

EXP Realty, LLC

For full listing details, please scan:

