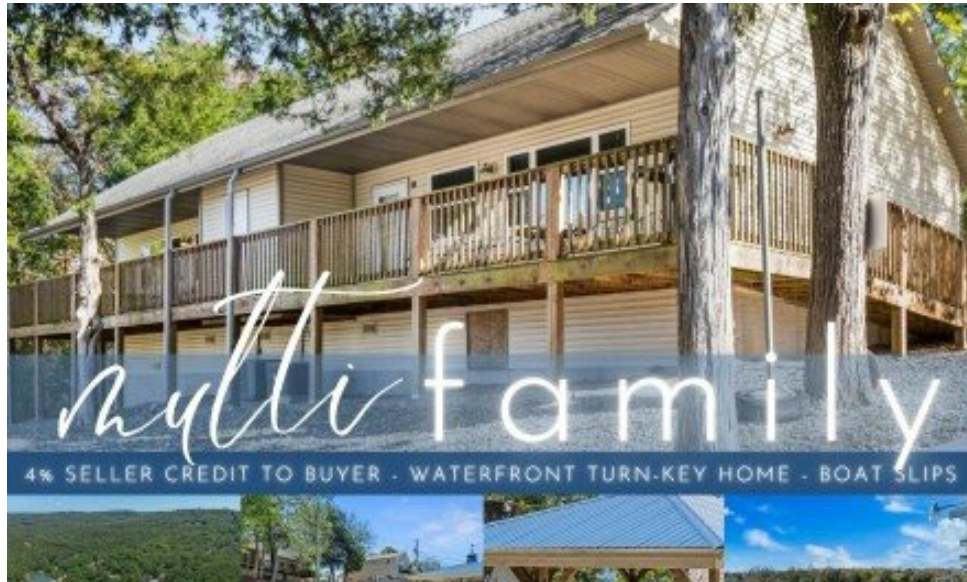


**392 Eagle**  
Reeds Spring, MO 65737



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MLS# 60300814



**\$775,000**

**6 Bedrooms | 6 Bathrooms | 2,876 Sqft**

Welcome to Edgewater Villa--a rare chance to own a fully furnished, multi-family lakefront retreat on Table Rock Lake! This 6 bed / 6 bath duplex-style property is perfect as a private family getaway, a lucrative vacation rental, or both. With two full kitchens, two living areas, and a smart layout for hosting multiple families or guests, it's designed for flexibility, relaxation, and lakefront enjoyment--all just steps from the shoreline in a serene wooded setting. Property Highlights: \*Furnished 6 bed / 6 bath duplex-style retreat with multi-family/rental potential \*Two full kitchens & two spacious living areas--ideal for multi-generational use or income \*Excellent floorplan with room for future expansion \*970+/- feet of Table Rock Lake frontage \*Flat walk to the water in a peaceful, private setting \*Stunning lake views, cool breezes & abundant Ozark wildlife On-Site Amenities (HOA Maintained): \*In-ground pool, covered pavilion for gatherings \*Playground, shuffleboard court, and scenic shoreline walking trails \*Low HOA dues include water/sewer, trash, landscaping, road & common area maintenance Boat Slip Option: \*Up to two 10x24 boat slips available to owner (add \$65K each) \*Slips located just steps away (not rentable to guests per Corps of Engineers) Interior Features: \*Open-concept living/dining areas with natural light \*Four total bedrooms with sleeping



**Ann Ferguson**

Phone: (417) 830-0175

Keller Williams Tri-Lakes

For full listing details, please scan:

