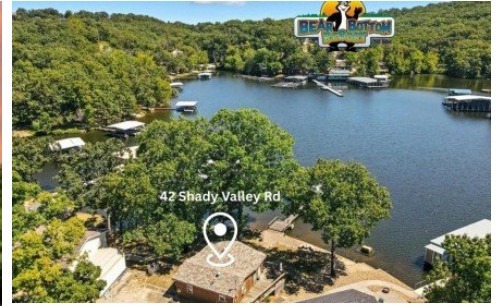


**42 Shady Valley Road**  
Sunrise Beach, MO 65079



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**MLS# 3580126**



**\$325,000**

**2 Bedrooms | 1 Bathroom | 624 Sqft**

Affordable opportunity at the 38 MM in the same cove as Bear Bottoms!!! This charming ranch lake home sits on a gentle lot with a fantastic view, plenty of deck and complete with a martini deck for relaxing or entertaining lakeside. Located in a no-wake cove, it's the perfect setting for fishing, swimming, and quiet lake enjoyment without harsh waves. The home has been well maintained over the years and is selling furnished (personal belongings will be moved mid Sept). So pack your bags and enjoy the lake! New roof in 2024 and high speed fiber optic internet is available for excellent streaming and allows for remote working as well. Additional popular on the water restaurants are near and it's just a few minutes drive to grocery stores, etc. Enjoy use of the community boat ramp, just one house over, and community pool! With tons of potential, it can serve as an income-producing nightly rental, a fun flip project, or a cozy getaway. Whether you're looking to invest or enjoy lake life yourself, this property offers the rare combination of location, outdoor living, and affordability all in one package!



**ALLYSON E CLINE**

ReeceNichols Real Estate

For full listing details, please scan:

