

30756 Black Oak Drive
Rocky Mount, MO 65072



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MLS# 3580997



\$649,900

2 Bedrooms | 2 Bathrooms | 1,712 Sqft

Discover this unique 2-bedroom, 2-bath lakefront cabin at the 5 MM in Lick Branch Cove, offering 137' of shoreline, deep water cove, and panoramic lake views. Not your typical cookie-cutter home this post-and-beam retreat exudes warmth with vaulted ceilings and rustic charm throughout. The open-concept main level features a spacious kitchen, dining area, and family room that flow to an expansive upper deck overlooking the lake, plus a full bath & large bedroom. Downstairs, enjoy another bedroom, full bath & a cozy family room with a full nostalgic bar perfect for entertaining. Outdoor living shines here with covered and open decks, a one-well dock with lift, and a large swim platform. Ample parking includes covered spaces & an 18x36 carport, plus an incredible 1600 sq ft heated and cooled shop with concrete floors, plumbing, and electric ideal for a workshop, business, or future bunkhouse. This home offers endless potential and instant lake-life comfort. Brand new roof (Oct 2025), New mechanicals & appliances in 2022. Perfect for full time living, a weekend retreat or a short term rental investment. Close to popular waterfront dining & entertainment spots. This gem is a must-see!



JILL M SHINN

EXP Realty, LLC

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