

**30450 Hickory Lane**  
Gravois Mills, MO 65037



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MLS# 3583131



**\$89,900**

Discover the potential of this third-tier, .18-acre lot, nestled in the scenic Gravois Mills area. The property features an old singlewide trailer, which is ready for removal, giving you a blank canvas to build your dream getaway. Additionally, you'll find a handy shed and a private dock with a 40-foot slip and a 15,000-pound boat lift, perfect for water enthusiasts. The property is easily accessible via blacktop roads and offers a welcoming picnic area with a fire pit and picnic benches and boat ramp at the lakefront, making it an ideal spot for relaxation and entertaining. Check out this niche property with huge potential now. Investors take note, opportunity for profit here! 0



**LISA B SPENCER**

BHHS Lake Ozark Realty

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