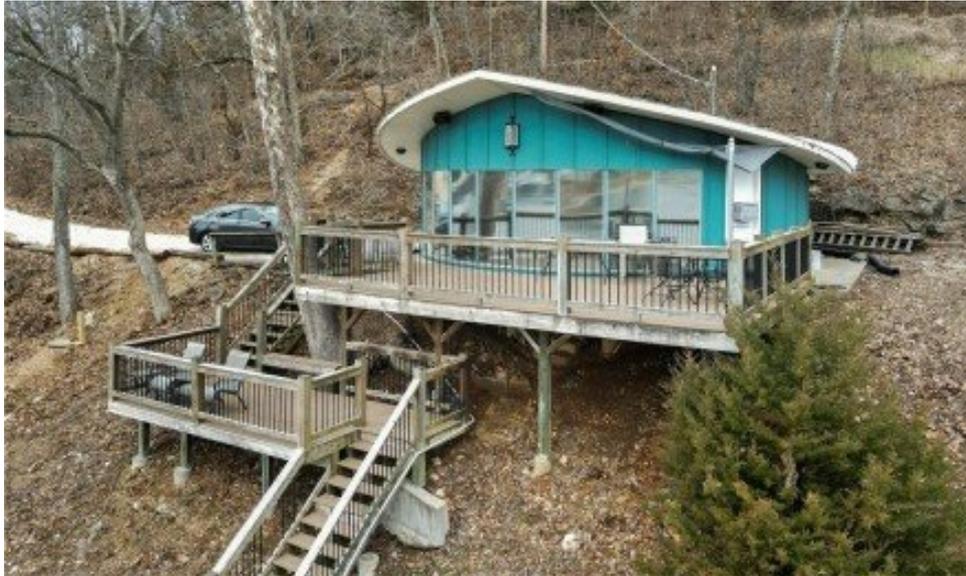


29517 Brookridge Drive
Rocky Mount, MO 65072



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MLS# 3584242



\$399,900

3 Bedrooms | 1 Bathroom | 844 Sqft

Rare opportunity at the 5 MM offering 237 of beautiful shoreline in a huge, wide cove with deep water and outstanding views. Properties like this simply don't come along at this price point. The setting is the real magic expansive water frontage, room for additional docks, and endless development potential. With Rocky Mount central sewer in place, the options are wide open: build another home alongside the existing cabin, tear down and create multiple residences, or hold as a premier investment site. The current 3BR lake cottage (844 sq ft) is quirky, fun, and full of character. Built-in queen over queen bunk setups allow it to sleep a crowd, and the entire lakeside is a wall of windows giving it a one-of-a-kind lakeside spaceship feel. Being sold turnkey, it's ready to use, rent, or redevelop immediately. Home currently features a 2-well dock with room for expansion. Whether you're looking for an affordable way onto the lake, a strong rental play, or a prime development tract, this property offers flexibility that's hard to find. All of this for under \$400,000 on the beautiful Northshore of Lake of the Ozarks.



MATTHEW JAMES SCHRIMPF

BHHS Lake Ozark Realty

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