

**350 Campbell Point**  
Shell Knob, MO 65747



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MLS# SOM60316510



**\$499,900**

Enjoy lake views and income potential in one smart investment on Table Rock Lake! Located less than five minutes from Campbell Point Marina, with the option to lease a boat slip, this versatile duplex offers the ultimate lake lifestyle--live on one side and let the other help pay the way! Each unit features three bedrooms and 2.5 baths, including two primary suites with ensuite baths, an open-concept main level with kitchen, dining, and living area, plus an additional living space on the lower level. A professionally installed pass-through door adds exceptional flexibility, allowing the property to function as one expansive residence--perfect for large families. Lower-level utility rooms add convenience, while the deck with a privacy divider provides each unit its own outdoor retreat for views of Table Rock Lake. The property sits on a large lot of over half an acre and includes a generous gravel parking area accommodating up to eight vehicles, ideal for guests or renters. Currently approved for short-term rental through Stone County, this property offers a strong history of both long-term and short-term returns, making it a rare opportunity for flexible lake living and built-in income.



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