

# 12 Old Happy Hollow Lampe, MO 65681



Powered by lakefrontexpo.com

MLS# SOM60316906



**\$389,000**

**3 Bedrooms | 2 Bathrooms | 2,100 Sqft**

Well-maintained and move-in ready, this home offers space, updates, and true lake living all in one package. Featuring 2 bedrooms plus a non-conforming 3rd bedroom, 2 full baths, and two separate living areas, there's flexibility for full-time living or the perfect weekend getaway. The kitchen is equipped with double ovens, and all appliances convey, including the washer and dryer, making this home truly turnkey. Major updates have already been taken care of in the last few years, including plumbing, electrical, roof, soffit, ductwork, sewer line, hot water heater, and a new HVAC system. The big-ticket items are done. Enjoy your morning coffee on the brand-new front porch or relax on the back deck with a lake view. And when we say close to the water, we mean it. Just a few steps and you can literally jump in the lake. The boat dock is within walking distance. The boat slip is available for purchase from a neighboring property owner for an additional \$\$\$\$. Slip includes swim platform and fish cleaning station. Located in a quiet neighborhood with a storage shed for your lake toys and tools, this property delivers comfort, updates, and easy lake access all in one.



**Kim Melcher**

Phone: (417) 559-2384

Realty One Group Grand

For full listing details, please scan:

