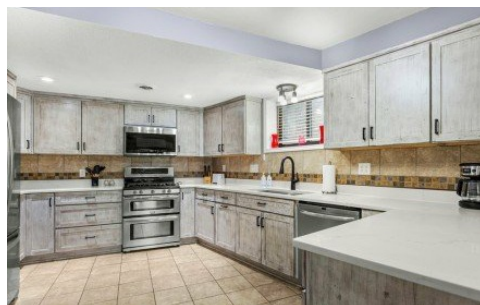


**30383 Bullock Drive**  
Gravois Mills, MO 65037



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**MLS# 3589065**



**\$1,600,000**

**4 Bedrooms | 3 Bathrooms | 2,807 Sqft**

Rare opportunity to own a true Lake of the Ozarks turnkey package on the 2 MM of the Gravois Arm! This unique offering includes the beautifully updated lakefront home at 30383 Bullock Drive, B & B Docks, business, an additional 7+/- acre parcel, and a separate 100' lakefront lot AND the boat ramp. The home features 4 bedrooms (1 non-conforming), 3 baths, stone fireplaces on both levels, an outdoor kitchen area, PRIVATELY owned concrete boat ramp, large carport, two-car detach garage, and over 200 feet of prime lakefront with unobstructed views. The dock business includes 2 large work docks, separate 7+/- Acres, 2 large shops & an equipment inventory list! Ready for you to take over right away! Located just minutes by boat from popular waterfront restaurants and attractions, this one-of-a-kind package offers the perfect combination of lakefront living, income potential, and future development opportunities. A truly rare investment at Lake of the Ozarks! Call for a private showing today!



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