

TBD Point Charles Road
Sunrise Beach, MO 65079



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MLS# 3589822



\$205,000

In the Sunrise Beach, MO. Area - Off of Lake Rd 7-12. This Fairly Gentle Lakefront, 2.4 Acre LOT is in a Protected Cove at the centrally located 31 Mile Marker on the Osage Arm of the Lake of the Ozarks. Located near the "4 CORNERS" of the Lake where the Big Niangua & Linn Creek Cove merge with the Osage Arm of the Lake. This is a deep cove offering calmer waters for swimming & simply playing in the Lake. Wooded Acreage w/ minimal undergrowth under the canopy of trees & w/ Blacktop Roads on 2 Sides of the property. There is a Boat Dock Area on the Property which is pre-approved by Ameren UE located (at the SW Lakefront Corner of the Lot. See Attached Document from Ameren). There are Neighboring Homes, but w/ 2.4 Acres you can build the Secluded Home of your Dreams w/ easy access to the Lake & w/out HOA rules to follow. This Lake Lot is a real Gem offering lots of potential. These Gentle Lots are hard to find on the Lake of the Ozarks. Easy access off of State Rd F-12. Electric is located at property on the Power Pole near the property's corner. You can Fulfill your Dreams on this Lake Lot on the Lake of the Ozarks; Right here on this Lakefront Lot.



JOSIE MANTLE

RE/MAX Lake of the Ozarks

For full listing details, please scan:

