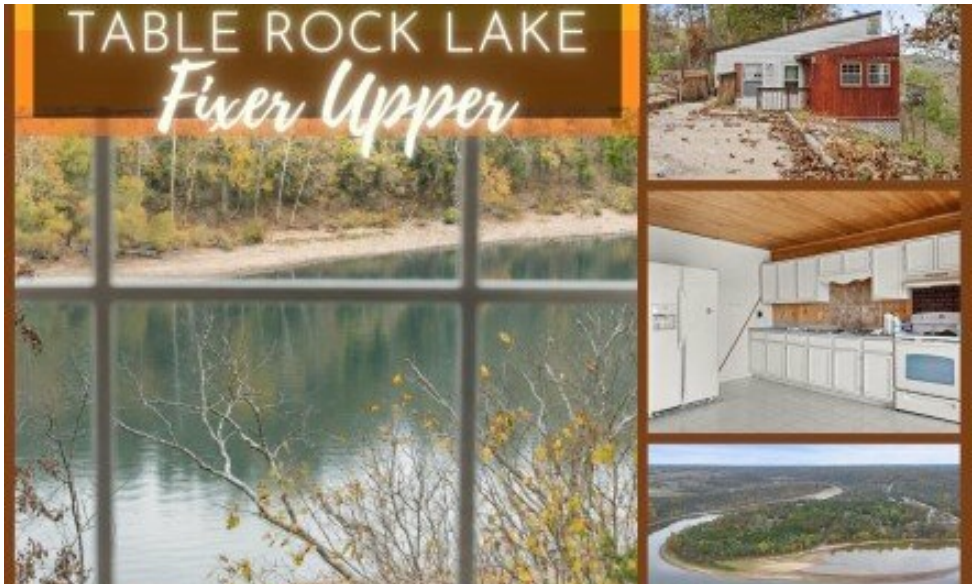
109 Cottage
Cape Fair, MO 65624

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MLS# SOM60337565







$99,900

2 Bedrooms | **1** Bathroom | **938** Sqft

Big horizons, room to breathe, and lake days within super easy reach! This two-bedroom, one-bath Cape Fair retreat delivers panoramic lake and Ozark mountain scenery from an elevated setting above the pristine Table Rock's James River arm, with Flat Creek Bridge adding to the picturesque backdrop. Parcels combine for approximately 1.5 acre (survey to be recorded), offering elbow room and light restrictions.Enjoy the scenery from the deck, already wired for a future hot tub. A custom outbuilding provides workshop or storage space, while a fruit-bearing peach tree adds a little sweetness to the grounds. This property is waterfront with 184 +/- feet of frontage (subject to U.S. Army Corps of Engineers regulations). No dock zoning, but there are nearby third-party slip options, a marina, and multiple public boat ramps close by. yay!!!Hungry for catfish or want to wet your fishing line? Head approximately half a mile to Flat Creek Restaurant and boat ramp, about a 12-minute stroll or quick golf cart trip. Cape Fair Marina is also only roughly eight minutes away for dining, boat rentals, slip leases, camping and waterfront fun. When you're ready for shows, shopping, and additional attractions, Branson is approximately 40 minutes from home. Branson West Walmart in only 20 minutes. Reeds Springs Schools in 15 minutes. A scenic Stone County escape with space,



Ann Ferguson
Phone: (417) 830-0175

Keller Williams Tri-Lakes

For full listing details, please scan: