

Beautiful Cleared 1 Acre Cul-De-Sac Lakefront Lot in Lake Perry - Perryville Missouri

T R O P H Y
PROPERTIES AND AUCTION
LAND | RECREATIONAL | RESIDENTIAL

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PROPERTY ADDRESS:
8012C Starboard Drive
Perryville, MO 63775

PRICE: \$174,995
ACRES: .93 +/-
COUNTY: Perry

PROPERTY HIGHLIGHTS:

- Main Lake View - NO Wake Cove
- Engineered 193' seawall with built in oversized 3-Boat Slip
- Buried electric with additional rough in electric
- 200-Acre Lake Nestled inside 1,800 acres of
- hardwoods
- Lake amenities Rec Center, pool, restaurant/bar, beaches, bathroom/shower facilities
- Fish, boat, ski, tube, wakeboard, etc.
- Close to St Louis, Perryville, & Cape Girardeau

PROPERTY DESCRIPTION:

Beautiful 1+/-Acre Lakefront Lot in Lake Perry – Perryville, MO. One of a kind Lakefront Lot. This lot absolutely has the best view on the lake. It has a main lake view in a NO WAKE cove. It has approx. 193' of lake frontage with an engineered seawall that was built to last forever. The seawall has an oversized 3-boat slip. There was no expense spared building this seawall. The lot also has buried electric and roughed in electric to all areas of the lot. The lot has been cleared and is ready for the home build of your dreams. It still has standing timber on it as well. Lake Perry is a crystal clear 200-acre lake with 2 miles of shoreline nestled inside 1,800 acres of hardwood forest. Lake Perry has a Rec Center, Restaurant/Bar in summer months, pool, 2 beaches, and bathroom/shower facilities. You can boat (24' length limit – no HP limit), ski, tube, wakeboard, swim, and fish. The fishing is amazing. The lake has a great population of crappie, bass, bluegill, redear sunfish, & catfish. Wildlife galore! No jet skis or 4-wheelers allowed in the development which keeps noise levels down. Side by Side's and golf carts allowed. Lake Perry is 1.25 hour from 55 & 270 in south St. Louis, 45 minutes from Cape Girardeau, and less than 20 minutes from Perryville, MO. No need to drive 3-5 hours to the big crowded lakes when you can build the lakehouse of your dreams close to home! Additional adjoining ½ acre lot with seawall available if purchased with the 1-Acre lot.



PRESENTED BY:

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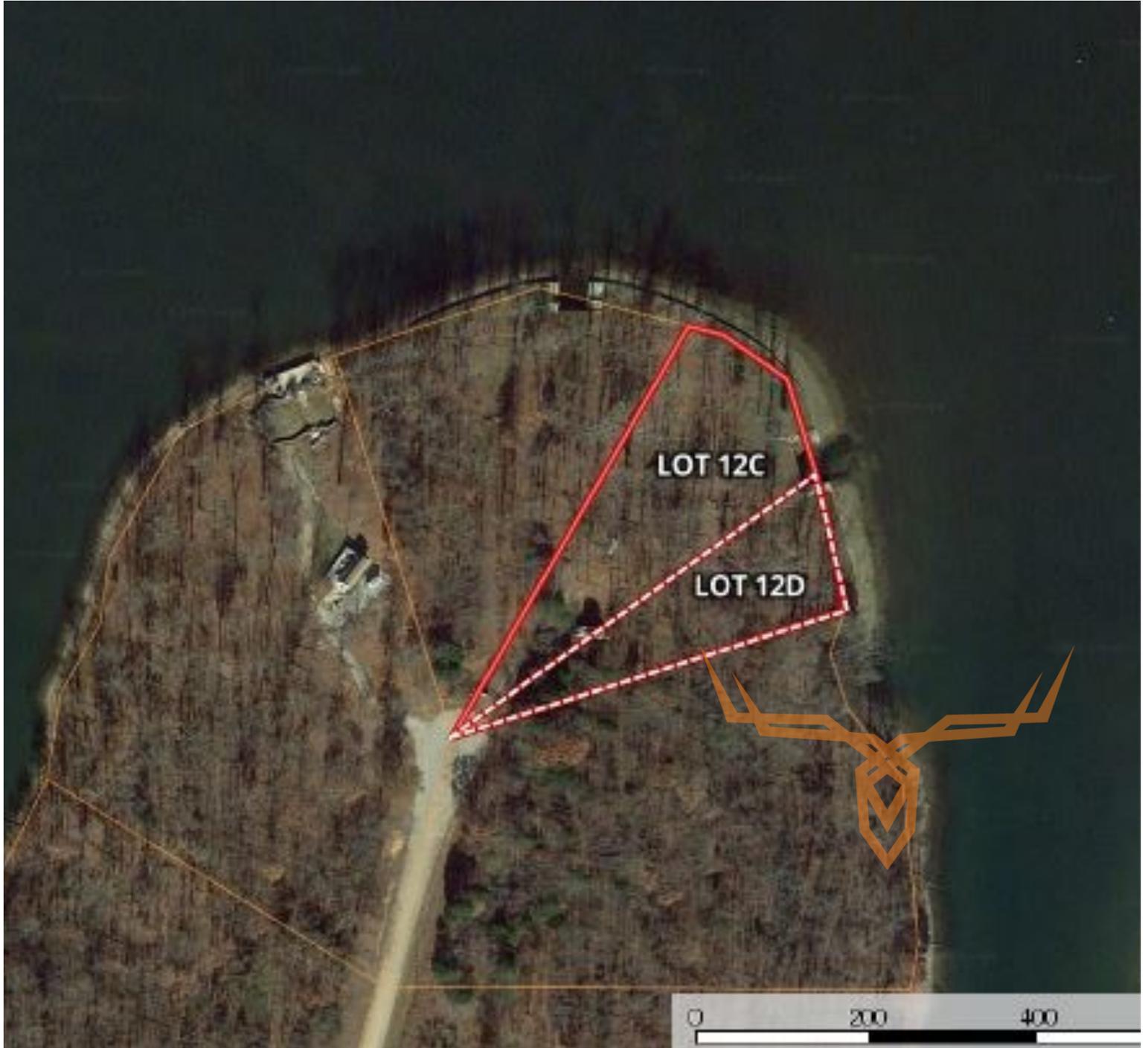
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals