

# WELCOME TO **15 ALLEN CIRCLE**

Trophy Properties and Auction • (855) 573-5263 • leads@trophypa.com • www.trophypa.com



### ADDRESS: 15 Allen Circle, Sunrise Beach, MO 65079

**BEDROOMS:** 4 BATHROOMS: 2 LIVING AREA: 1.344 SF **YEAR BUILT: 1960** 

#### **PROPERTY HIGHLIGHTS:**

- Fully Remodeled Kitchen
- **Primary Suite with Ensuite**
- **4-Seasons Sunroom**
- Large Covered Deck
- Paved Circle Driveway on Blacktop Street

#### **PROPERTY DESCRIPTION:**

Stunning Lakeview Home – 31 MM, Lake of the Ozarks. Beautiful 4-bed, 2-bath home with private boat ramp & martini deck at the junction of four waters. Enjoy breathtaking lake views from the large covered deck or 4-seasons sunroom. The fully remodeled kitchen features modern finishes and updated appliances. The primary suite includes a private ensuite. Situated on a blacktop street with a paved circle driveway and fenced front & back yard, this home offers both convenience and privacy. Plenty of parking to accommodate all your family and friends. Located minutes from shopping, groceries, and top lakefront restaurants & nightlife such as Pappa Chubby's, Larrywood and Captain Rons, by land or water. No HOA & nightly/weekly rentals are allowed, making this a fantastic investment opportunity or an unbelievable lakeside paradise to call your own! Don't miss your chance to own this lake retreat.

SCHOOLS DIST: Camdenton **TAXES:** \$625 **TAX YEAR: 2024** HOA FEES: N/A

- Fenced Front & Back Yard
- Private Boat Ramp & Martini Deck



**PRESENTED BY:** 

### **RASHELL BURKE**

Land & Home Specialist

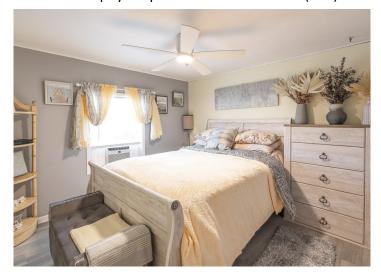
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Broker does not guarantee the accuracy of sq. ft., lot size, or other information, buyer is advised to independently verify the accuracy of information through personal inspection and with appropriate professionals