

# TROPHY

— RESIDENTIAL —

## PROPERTIES

NEW PRICE!



ADDRESS: 85 LAJOLLA DRIVE, UNIT 3D 353, LAKE OZARK, MO 65049

PRICE: \$345,000

**BEDROOMS:** 3

**BATHROOMS:** 2.5

**LIVING AREA:** 2,030

**YEAR BUILT:** 1989

**SCHOOLS DIST:** School of The Osage

**TAXES/TAX YR:** \$1,330/2023

**CONDO FEES:** \$2,590/Qtr.

**BOAT DOCK FEES:** \$500/Yr

**WAVE RUNNER DOCK FEE:** \$200/Yr

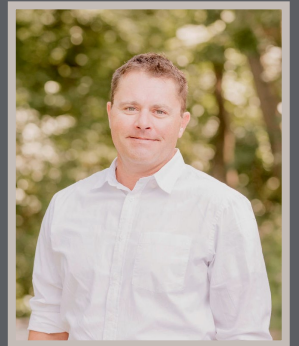
### PROPERTY HIGHLIGHTS:

- Top Floor Unit
- Recent Full Renovation
- Floor to Ceiling Windows
- Fully Furnished
- New Exterior Composite Decking
- 30x12 Boat Slip with Lift Included
- Poly Wave Runner Lift/Slip Included
- Covered Car Port
- Close Proximity to Shopping, Entertainment, and Restaurants
- Mile Marker 4/Osage

### PROPERTY DESCRIPTION:

Experience luxury lake living at its finest in this meticulously renovated, fully furnished, top-floor unit at The Condos of Osage Vista (Mile Marker 4/Osage).

Walking to your unit you will notice the all-new composite exterior decking that has been replaced. The large floor to ceiling windows fill the rooms with natural light. The kitchen has been updated with high-end stainless-steel appliances, stone countertops, subway tile backsplash, and custom cabinetry. The open floor plan is perfect for entertaining family and friends.



PRESENTED BY:

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It is a short walk to take advantage of the entertainment and amenities the Regalia hotel has to offer including multiple swimming pools and the very large Hippopotamus pool! Owners also have off site access to Four Seasons Amenities: multiple other outdoor pools, stocked fishing lakes, boat ramps to main lake, fitness center, campground and more.

This condo is rare in that it also includes a 30 x 12-foot boat slip with a boat lift, and a separate slip and lift for a wave runner, making it an ideal haven for water enthusiasts. The docks are located very close to many restaurants by water making this a perfect location to launch your boat from. This unit also includes a covered car port. By car this location is in close proximity to the many restaurants, shopping and the Bagnell dam strip.

Don't miss the opportunity to own this meticulously renovated piece of paradise at the Lake of the Ozarks.

Owner/Agent





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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.