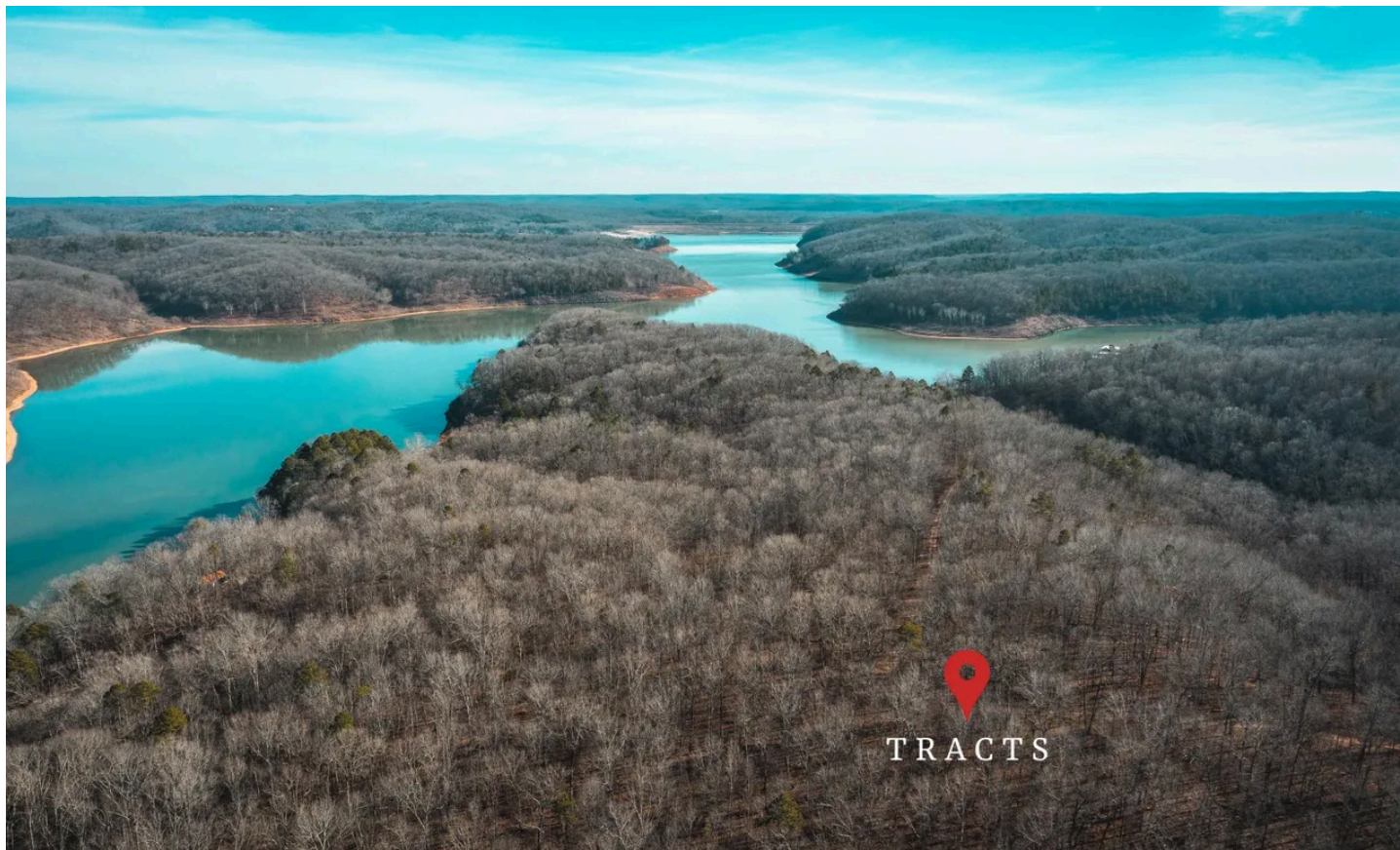


Mockingbird Lot on Clearwater Lake
Lot C County Road 417
Ellington, MO 63638

\$30,000
2.600± Acres
Reynolds County



Mockingbird Lot on Clearwater Lake Ellington, MO / Reynolds County

SUMMARY

Address

Lot C County Road 417

City, State Zip

Ellington, MO 63638

County

Reynolds County

Type

Recreational Land

Latitude / Longitude

37.1592 / -90.8133

Taxes (Annually)

60

Acreage

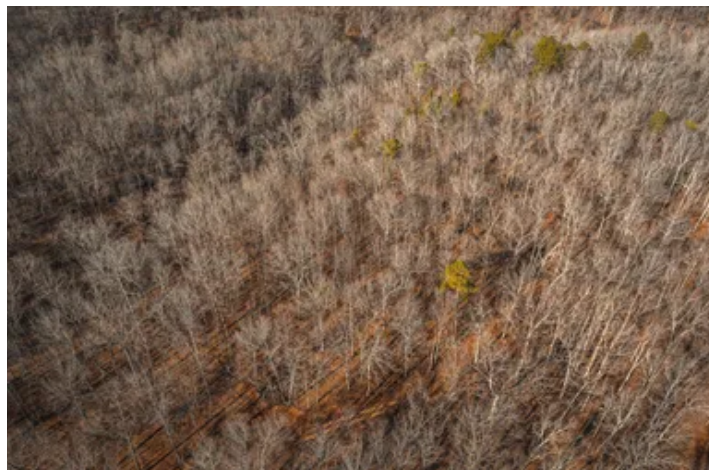
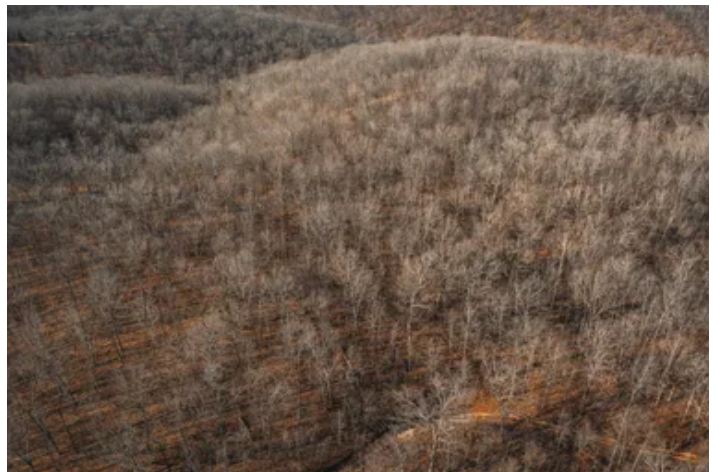
2.600

Price

\$30,000

Property Website

<https://livingthedreamland.com/property/mockingbird-lot-on-clearwater-lake-reynolds-missouri/36063/>



Mockingbird Lot on Clearwater Lake Ellington, MO / Reynolds County

PROPERTY DESCRIPTION

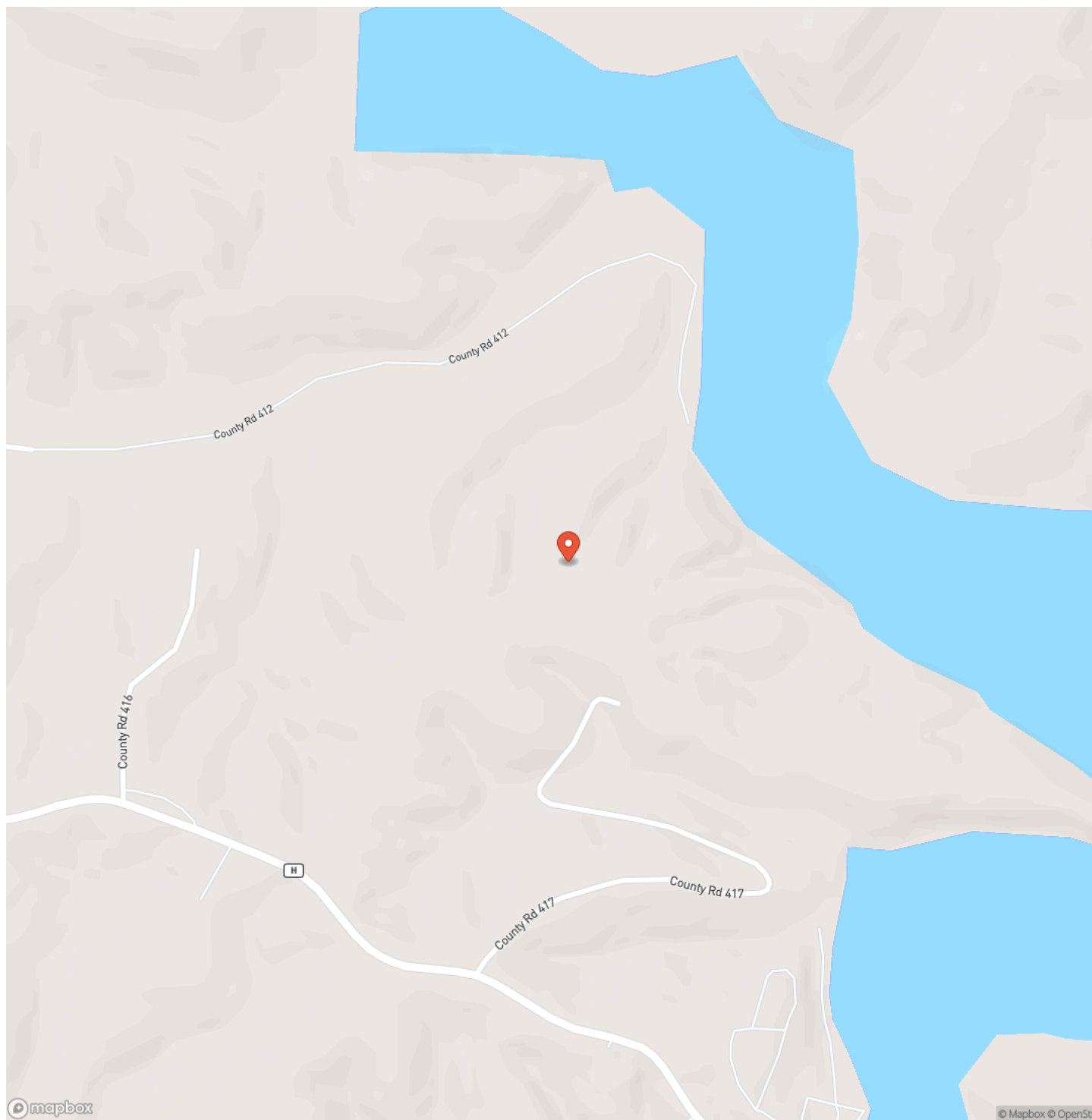
There are few things more relaxing than the quintessentially American lake vacation. From the aqua-striped waters clear enough to reflect the blues of the sky above and the We're talking rolling surf gently lapping the shores, to the awe-inspiring sunrises and unforgettable sunsets savored best with a bottle of wine. One of the most charming lake destinations in the Midwest, Clearwater Lake has kept visitors returning to this Missouri treasure year after year. An ideal vacation spot that is a paradise of exploration with incredible natural landmarks and world-class recreation, spring-fed Clearwater Lake has miles of gorgeous freshwater coastline with beauty rivaled only by that of the lake itself. It's hard to believe that this stunning shoreline exists in the Midwest of the United States, let alone just a short drive from St. Louis. A bustling summer destination, Clearwater Lake is the ideal vacation spot and land in the area is hard to come by, making Mockingbird Lot on Clearwater Lake a true needle in the haystack. A shared northern border with US Corps of Engineer land places this 2.6 acre lot as close to the pristine shores of Clearwater Lake as one can possibly can get. Originally part of a larger subdivision, Mockingbird Lot has a sister lot with a shared boundary line that can also be bought, under the name of Whippoorwill Lot on Clearwater Lake. If you're in the market for the perfect place to build your vacation come, come to Missouri and discover the beauty that generations of visitors have found along the shores of Clearwater Lake.



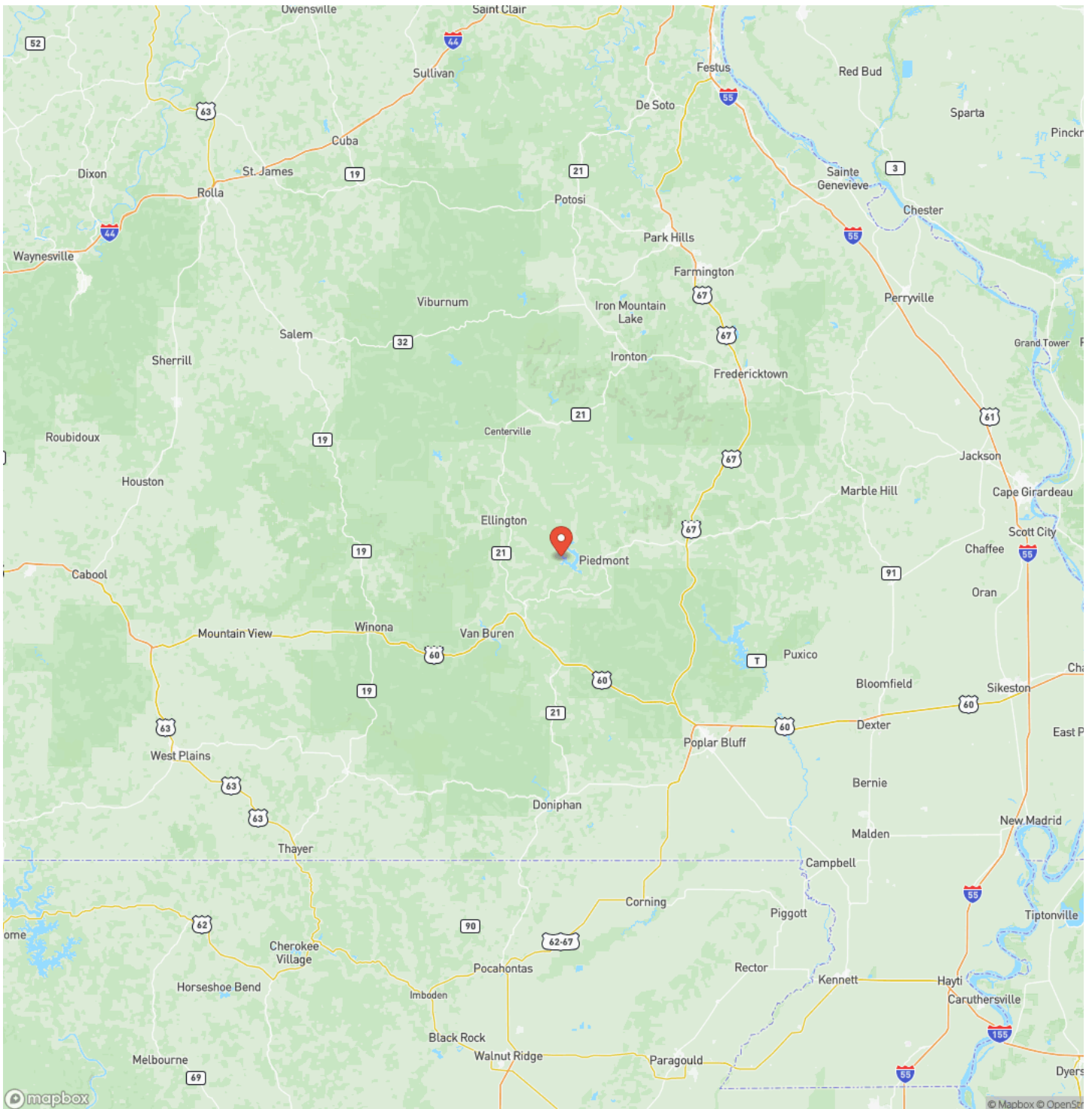
Mockingbird Lot on Clearwater Lake
Ellington, MO / Reynolds County



Locator Map



Locator Map



Satellite Map



Mockingbird Lot on Clearwater Lake Ellington, MO / Reynolds County

LISTING REPRESENTATIVE

For more information contact:



Representative

Amanda Robertson

Mobile

(417) 322-0971

Email

amanda@livingthedreamland.com

Address

6485 N Service Road

City / State / Zip

Leasburg, MO 65535

NOTES

[illegible]

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



MORE INFO ONLINE:
<https://livingthedreamland.com/>

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Living The Dream Outdoor Properties

6484 North Service Rd.

Leasburg, MO 65535

(855) 289-3478

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