

Big Niangua River Resort
878 Gardens Road
Macks Creek, MO 65786

\$3,000,000
300± Acres
Camden County



Big Niangua River Resort
Macks Creek, MO / Camden County

SUMMARY

Address

878 Gardens Road

City, State Zip

Macks Creek, MO 65786

County

Camden County

Type

Hunting Land, Recreational Land, Riverfront, Business Opportunity

Latitude / Longitude

37.9514 / -92.8589

Taxes (Annually)

3327

Acreage

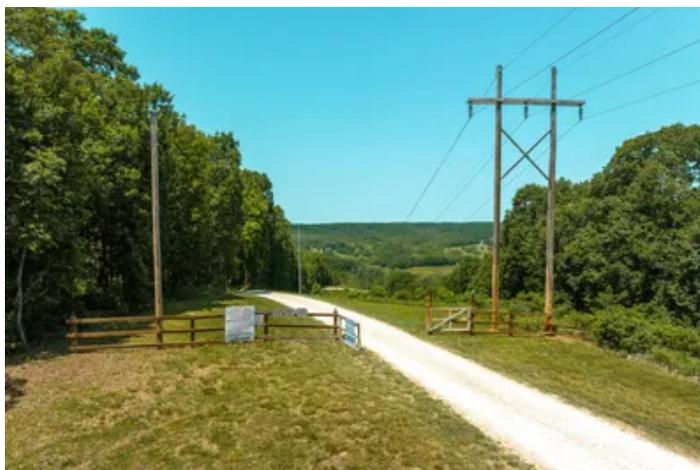
300

Price

\$3,000,000

Property Website

<https://livingthedreamland.com/property/big-niangua-river-resort-camden-missouri/41166/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



Big Niangua River Resort
Macks Creek, MO / Camden County

PROPERTY DESCRIPTION

Take a look at this amazing property with over a mile of beautiful Big Niangua River frontage. Unique in the fact that you can launch & pick up floaters on your own property. This is a premier MO river known for floating, fishing & cool water. Nestled in the heart of the Ozark Mountains you will find this campground with over 70 RV campsites, 18 with water, sewer and electric, 10 with electric only & several more with fire rings & picnic tables. Plus 300ac for primitive campers to enjoy. In addition there are 5 houses available for rental that sleep between 4-18 people. This is a turn key campground & everything you need is here from canoes, kayaks, tubes & equipment like bulldozer, excavator, skidsteer, dump trucks, trailers & more. This property would be the perfect place to build your dream home with many sites that have amazing views plus lots of room for expanding the business. Perfectly located near Lake of the Ozarks. Whether you're looking for a turn key business or a private retreat you won't be disappointed in this one.

MORE INFO ONLINE:

<https://livingthedreamland.com/>



**Big Niangua River Resort
Macks Creek, MO / Camden County**

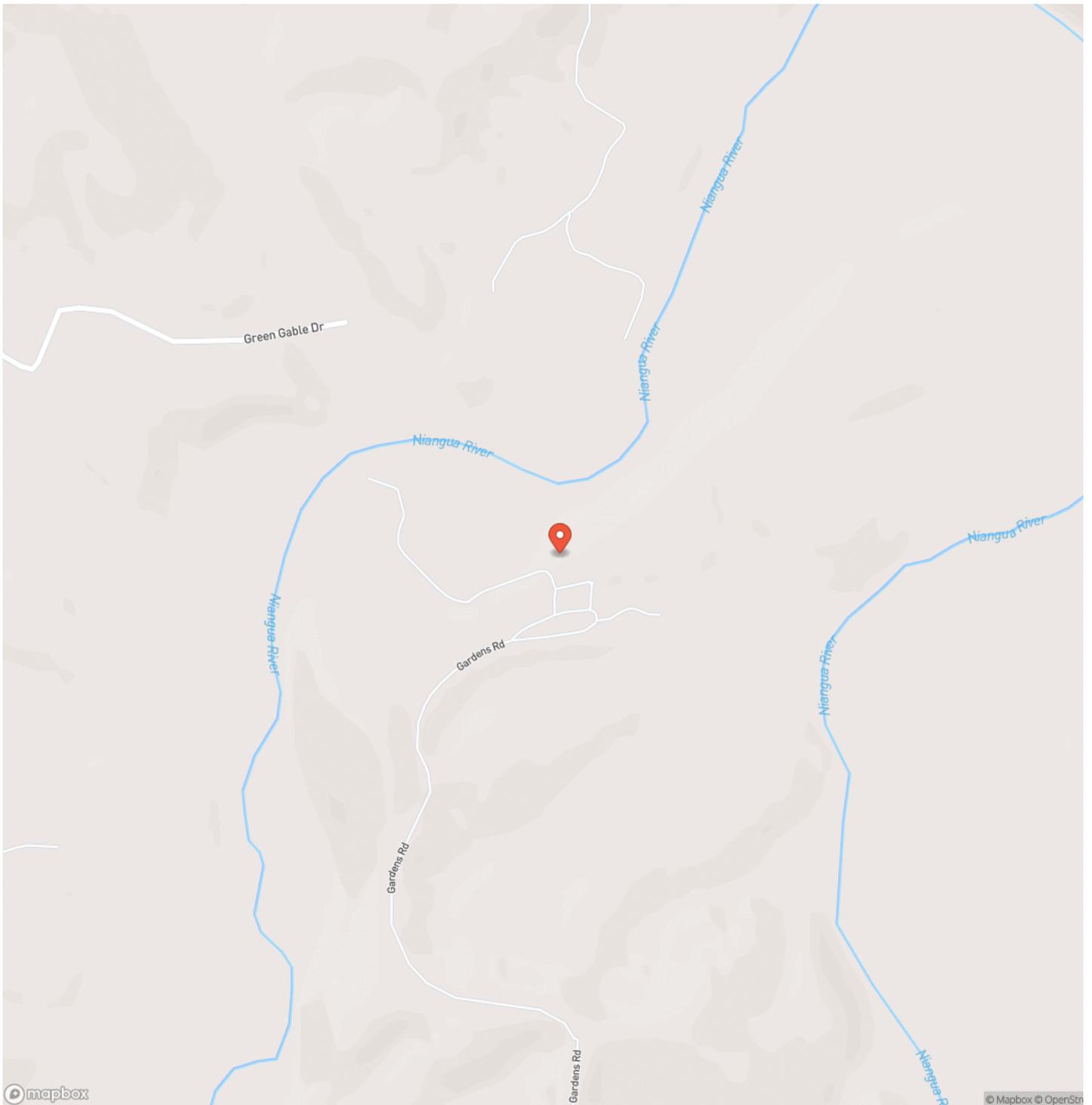


MORE INFO ONLINE:

<https://livingthedreamland.com/>



Locator Map

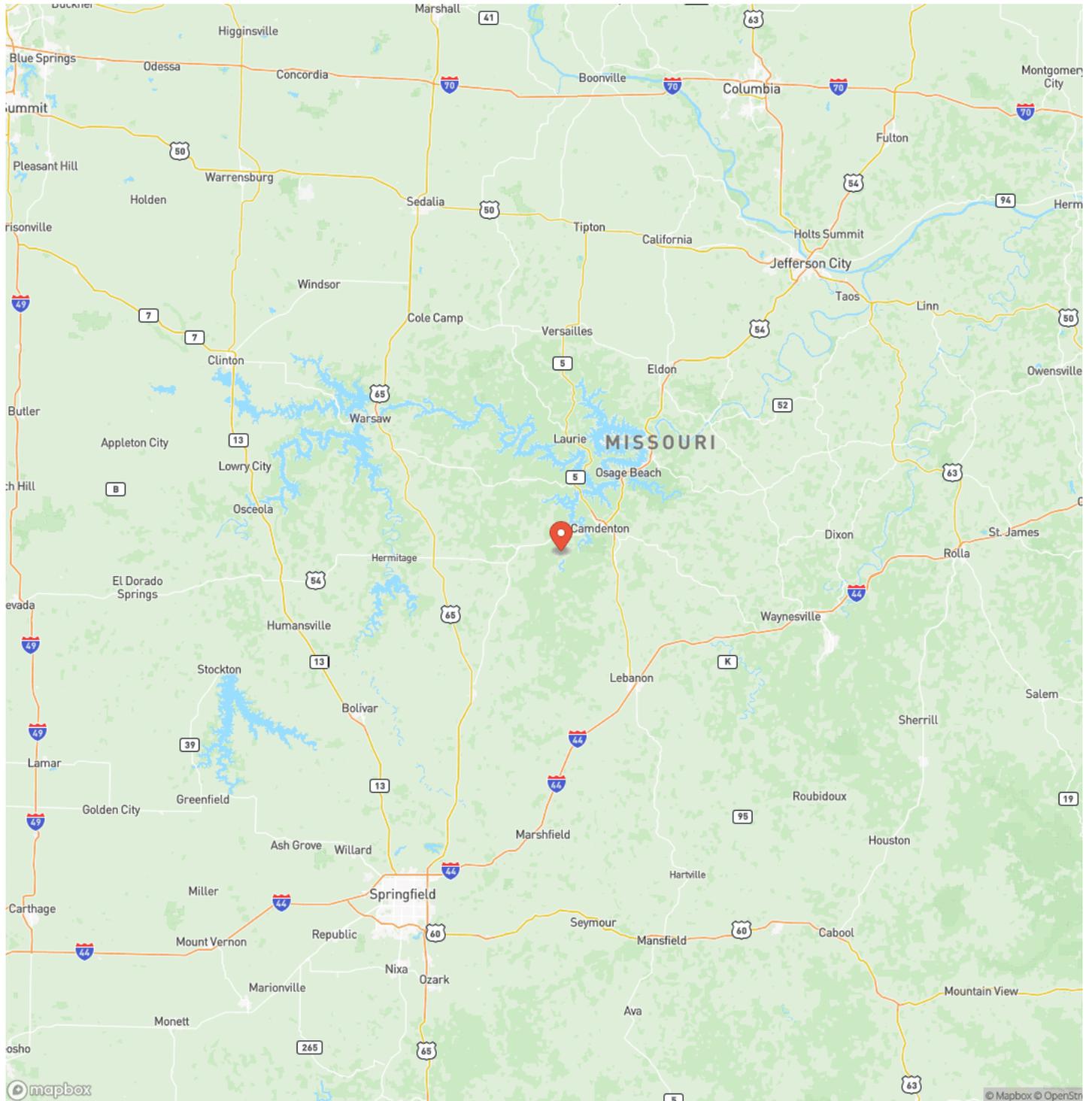


MORE INFO ONLINE:

<https://livingthedreamland.com/>



Locator Map



Satellite Map



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
<https://livingthedreamland.com/>

MORE INFO ONLINE:

<https://livingthedreamland.com/>

