



Customer w/Gallery

2C306 Cedar Glen Dr Unit: 2C306		 (12)	
Condo	Building: 10	List \$144,900	
3063349 Active	Camdenton, MO 65065	Old Unit#: 1023	
	Project:	Cedar Glen Condos	Condo Style: 1 Level
	County:	Camden	Area: G Bldg. Loc: Waterfront
	MM Area:	Big Niangua	MM#: 13 Unit Level: Walk-In
	Unit Locat.:	Inside	Dock #: 4 Dock Y/N: Yes
	Apx. Yr. Blt:	2003	Yr. Remod: Apx SQFT: 1,000
	Bedrooms:	2	Full Baths: 2 Half Baths: 0
	Total Baths:	2	Fireplace Y/N: Yes School Dist: Camdenton
	PWC Slip Y/N:		Rental: Nightly Water: Community Water
	PWC Slip:		PWC Lift: Sewer: Other
	Foreclosure:	No	Lien Holder Appr. Req.: No
# Slips: 1	Largest Slip: 10 X 24	Slip #: 3	Slip 2: Slip 3:
Public Remarks:	Beautiful upgraded unit with upgraded furniture. It's a walk-in Unit in the quiet, secrete, South section of Cedar Glen Condos. Meticulously maintained and shows like new. Garage avail for Xtra \$\$\$\$. Amenities of 2 lakeside pools (1 heated), playground, boat launch ramp, trailer parking and close to two golf courses. Check it out for full time or fun time enjoyment. Water/Sewer Billed Separately @ Cedar Glen Condos. \$42.00 per month		
Features			
Int Features:	Auto Sprinkler , Cable , Ceiling Fan(s) , Fireplace Gas , Furniture Yes , Tile Floor , Walk In Closet		
Ext Features:	Boat Ramp , Deck Covered , Playground , Pool		
Dock:	1 Well , Community Dock , Dock Covered		
Appliances:	Dishwasher , Dryer , Garbage Disposal , Microwave , Refrigerator , Stove , Washer		
Water Front:	Cove Location		
Heating:	Electric F/A	AC:	Central Air
Parking Lot:	Blacktop	Financing:	Cash , Conventional
Street Const:	Blacktop	Parking:	Garage , Open Parking
Assmt Inc:	Cable , Dock , Trash		
Included:	All Appliances, Washer/Dryer, Window Treatments, Furniture 10x24 ft slip		
Not Included:	Garage and Personal Items		
Spec. Assmt. Year:	Assmt. Year:	Tax Yr: 2008	
Spec. Assmt.:	Assmt. Fee: \$407	Tax:	
Spec. Assmt. Per:	Assmt. Per: Quarter	Parcel #: 13-8-34-0-4-39.923	
Investment:	Taxes: \$745.37		
Legal Desc:	1023 Cedar Glen Condominiums Camden County MO.		
- - - - These properties were selected from the MLS database by the agent listed herein, who may not be the listing agent. - - - - - - - - Information herein deemed reliable but not guaranteed - - - -			
Copyright 2009 Lake Of The Ozarks Board of Realtors, Bagnell Dam Association of Realtors 08/26/2009 03:52 PM			
Prepared by			



Prepared by: ADMIN USER
Lake Condo Connection Real Estate Co.
P.O. Box 855



Osage Beach, MO 65065

Agent Website: <http://www.lakecondos.com>

Email : lucy@lakecondos.com

Direct Ph# : (573) 348-3782

Cell Ph# : () -

Fax Ph# : (573) 348-3942



Company Website: www.lakecondos.com

Photo Gallery List# C3063349A



Living Area



Kitchen



Master Bedroom



Master Bath



2009 BDAR & LOBR MLS
2nd Bedroom



2009 BDAR & LOBR MLS
2nd Bath

--- These properties were selected from the MLS database by the agent listed herein, who may not be the listing agent. ---

--- Information herein deemed reliable but not guaranteed ---

Copyright 2009 Lake Of The Ozarks Board of Realtors, Bagnell Dam Association of Realtors 08/26/2009 03:52 PM

Photo Gallery List# C3063349A



2009 BDAR & LOBR MLS
Master Bedroom



2009 BDAR & LOBR MLS
Walkway to Gazebo



2009 BDAR & LOBR MLS
Cedar Glen Aerial View



2009 BDAR & LOBR MLS
Playground



2009 BDAR & LOBR MLS

Maintenance Free



2009 BDAR & LOBR MLS

Year Round Trailer Parking

- - - These properties were selected from the MLS database by the agent listed herein, who may not be the listing agent. - - -
- - - Information herein deemed reliable but not guaranteed - - -

Copyright 2009 Lake Of The Ozarks Board of Realtors, Bagnell Dam Association of Realtors 08/26/2009 03:52 PM