

MIDWEST LAND GROUP PRESENTS

109 ACRES IN

CAMDEN COUNTY MISSOURI



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

RARE LARGE LAKE OF THE OZARKS TRACT

This incredible tract sits just 8 minutes from Climax Springs, and borders a great community on Lake of the Ozarks! Rarely do you have the opportunity to own property in a lake community and have a large tract of land for hunting, hiking, and ATVs, but that's exactly what you will find here. The feel of lake life, but the room to roam and the privacy to build as secluded as you want. A boat ramp is just feet from the property making for incredibly quick access to the lake. Over 8

miles of trails are already established, a dream property for the ATV enthusiast, or hiking fan. Hunters will delight in the multiple food plots that are strategically placed and managed throughout. Investors' eyes will be on the possibility of subdividing. Whether you're looking for the ultimate tract to build your beautiful lake view home or the unmatched recreational possibilities, this is the place for you.

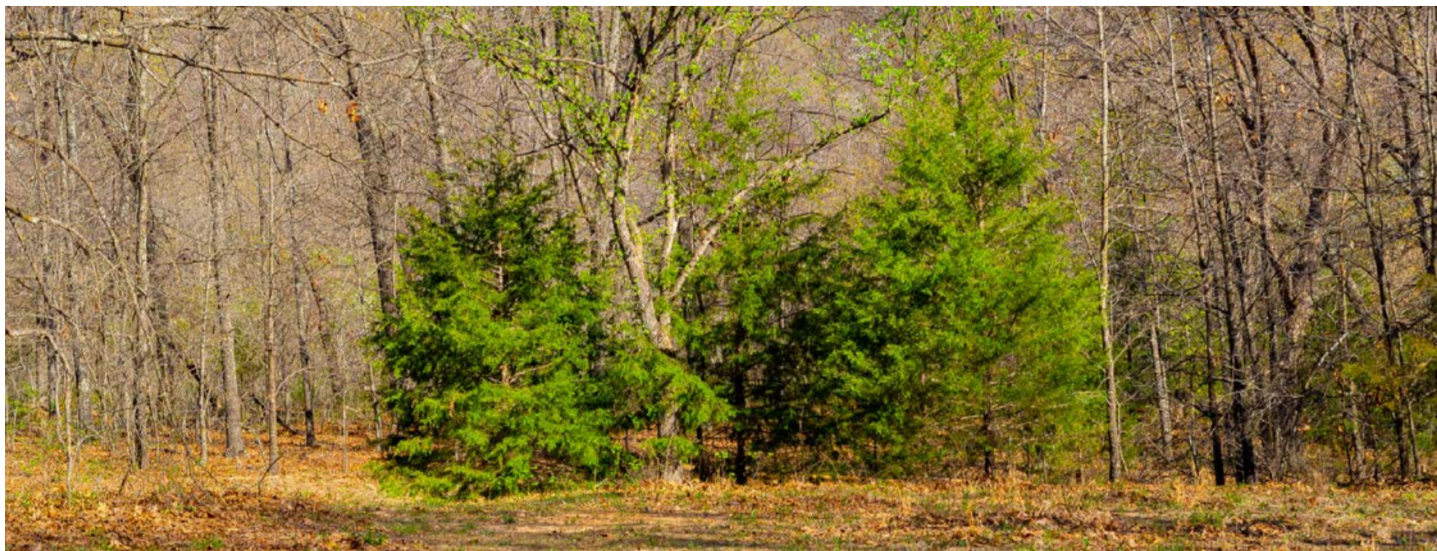


PROPERTY FEATURES

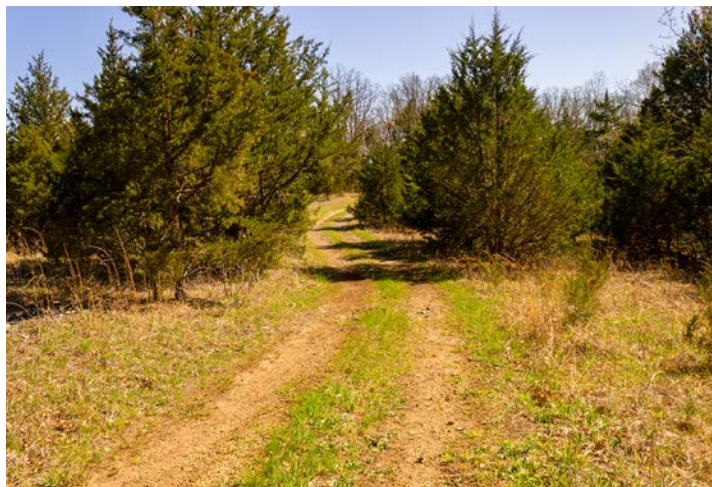
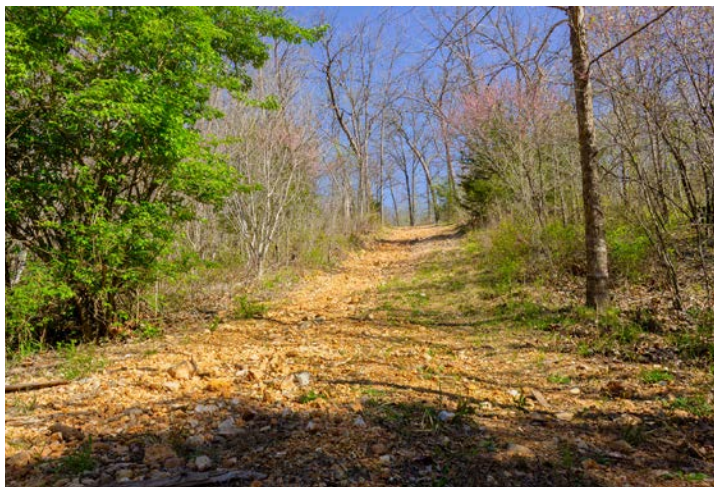
PRICE: **\$295,000** | COUNTY: **CAMDEN** | STATE: **MISSOURI** | ACRES: **109**

- 8 minutes from Climax Springs
- Multiple food plots
- 8 miles of established trails
- Borders lake community
- Boat ramp access 100 yards from the property
- Abundant wildlife
- Privacy and lake views available
- Possibility to subdivide
- Mature timber
- 32 minutes from Camdenton

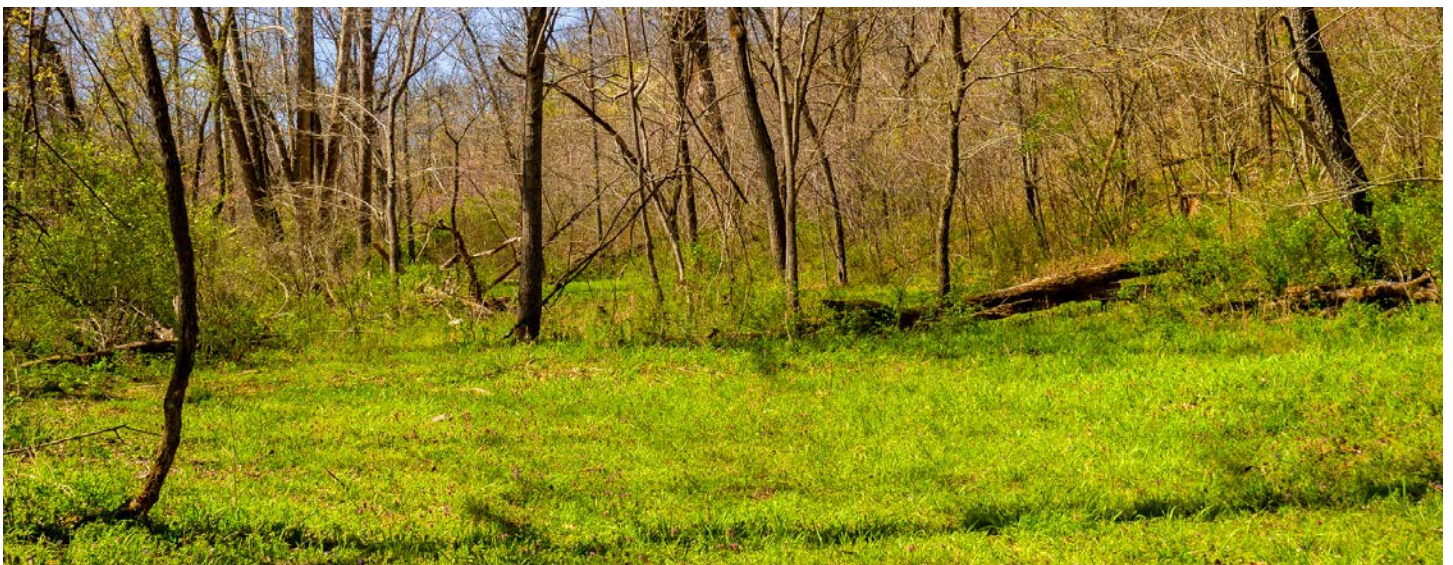
MATURE TIMBER



8 MILES ESTABLISHED TRAILS



ABUNDANT WILDLIFE



AERIAL MAP



©2025 AgriData, Inc.

Boundary Center: 38° 9' 11.82, -92° 59' 34.72

0ft 946ft 1893ft



Maps Provided By:



© AgriData, Inc. 2023

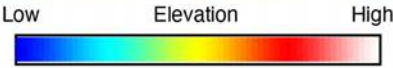
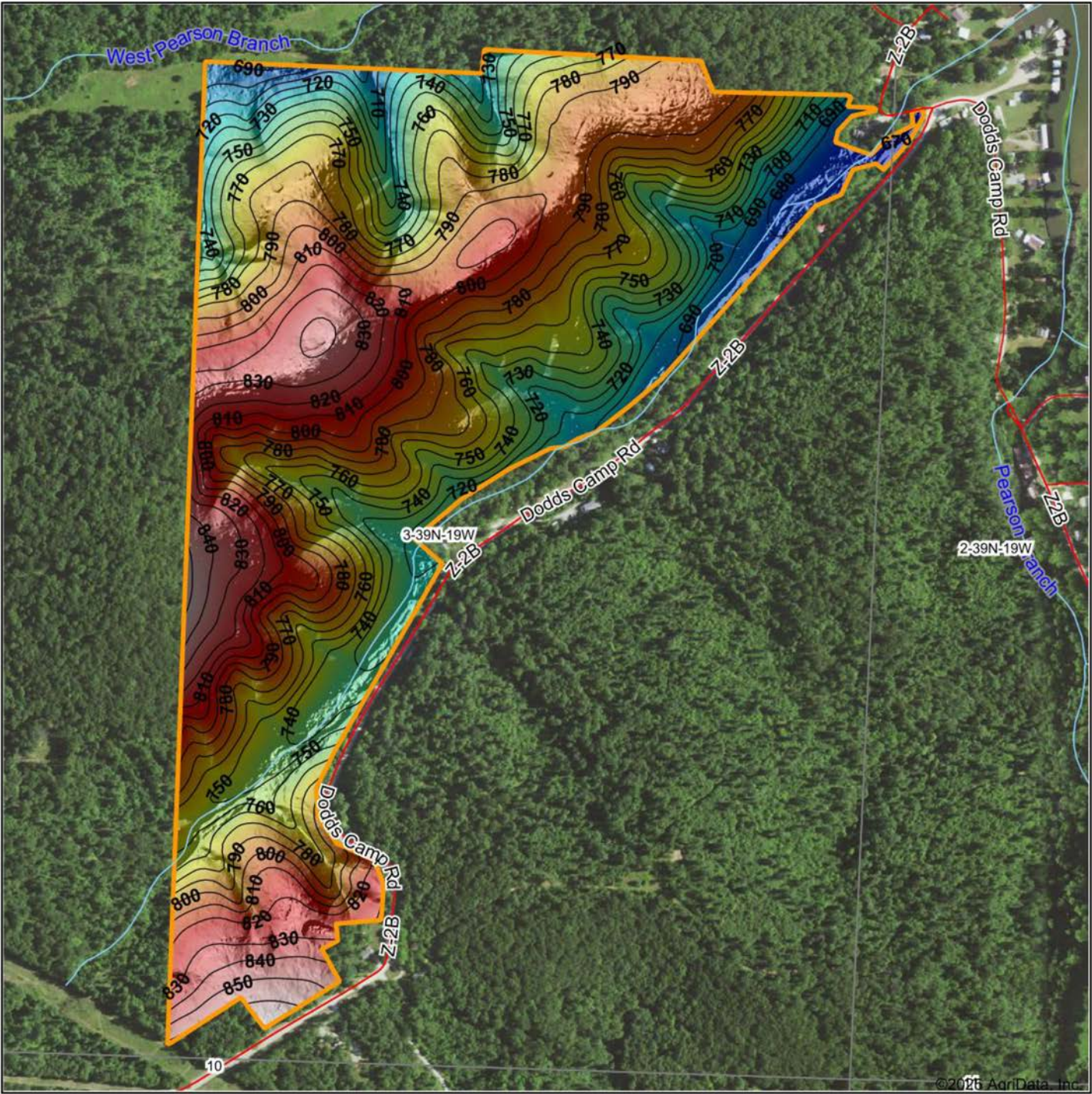
www.AgriDataInc.com

3-39N-19W
Camden County
Missouri



4/17/2025

TOPOGRAPHY MAP

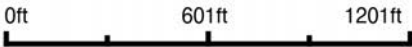


Maps Provided By:



© AgriData, Inc. 2023 www.AgriDataInc.com

Source: USGS 10 meter dem
Interval(ft): 10
Min: 662.8
Max: 865.7
Range: 202.9
Average: 773.1
Standard Deviation: 40.32 ft

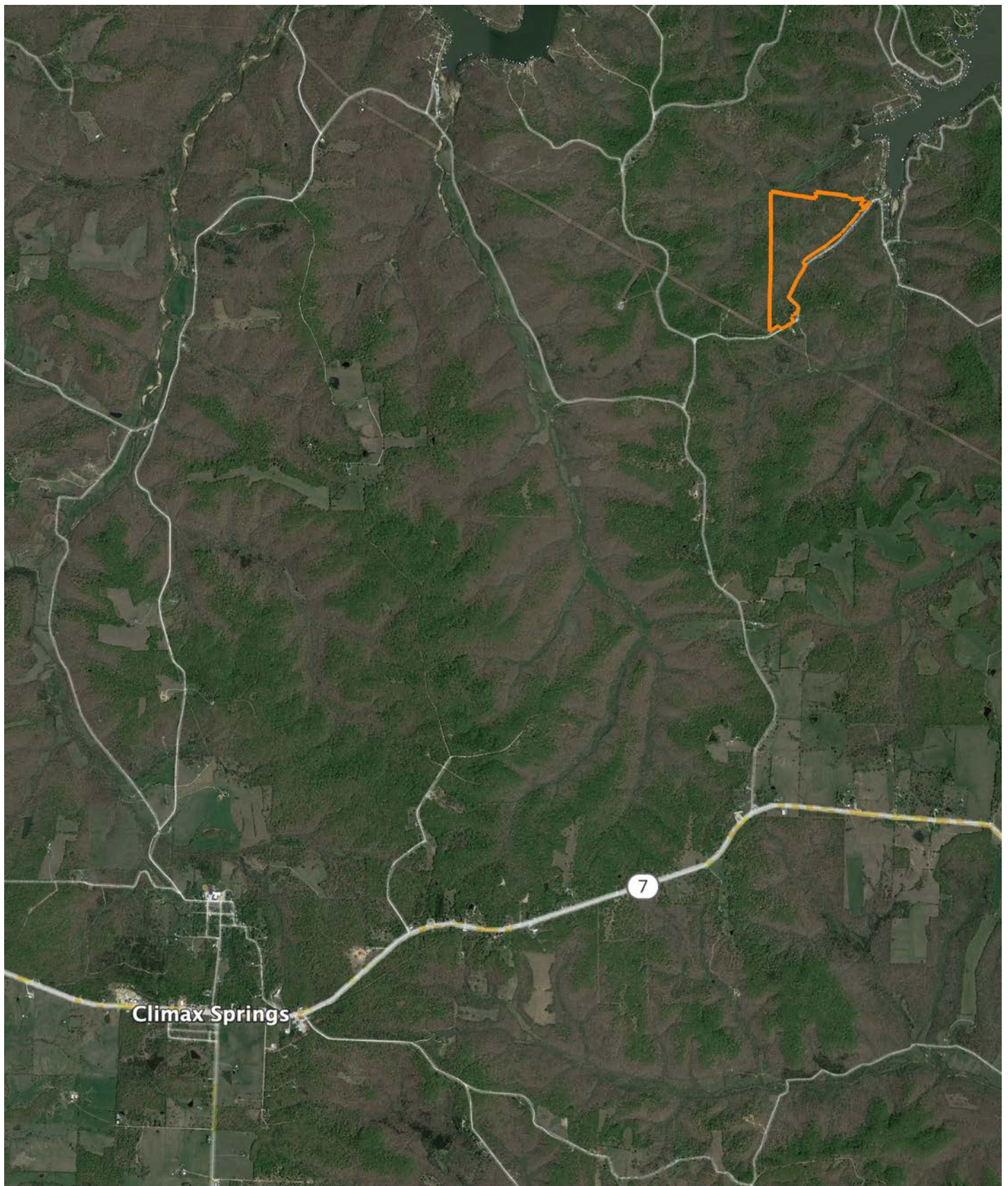


4/17/2025

3-39N-19W
Camden County
Missouri

Boundary Center: 38° 9' 11.82, -92° 59' 34.72

OVERVIEW MAP



AGENT CONTACT

Logan Miller is not your average land agent; he's a Missouri native with roots that run deep in the heartland's soil. Born in Springfield, he's the seventh generation of his family to steward their Dallas County farm, demonstrating a lifelong commitment to the land. Living in Long Lane with his wife, Amber, and their sons, Case and Cole, Logan's existence is intertwined with the outdoors, from professional endeavors to hunting and conservation.

With eight years of personal experience in land transactions, Logan has honed his skills in identifying and enhancing property value, making his transition to representing clients a natural evolution. His expertise is not merely academic but forged through real-world experiences, including managing his family's farm, operating a fly shop and resort, and engaging in extensive hunting across various states.

What truly distinguishes Logan is his genuine connection to the land. This connection is cultivated from a childhood spent on a farm and in the excavation business, equipping him with unparalleled insights into land management. His active involvement in his community and church reflects his deep-rooted values.

Opting for Logan Miller as your land agent means entrusting your property needs to someone who not only comprehends the market but lives the lifestyle, offering services grounded in integrity, expertise, and a profound respect for the land.



LOGAN MILLER,

LAND AGENT

417.532.6165

LMiller@MidwestLandGroup.com



MidwestLandGroup.com

This property is being offered by Midwest Land Group, LLC. 913.674.8010. All information provided by Midwest Land Group, LLC or their agents was acquired from sources deemed accurate and reliable, however we do not warrant its accuracy or completeness. Midwest Land Group, LLC assumes no liability for error, omission or investment results. Midwest Land Group, LLC. Licensed in Alabama, Arkansas, Illinois, Indiana, Iowa, Kansas, Kentucky, Louisiana, Minnesota, Mississippi, Missouri, Montana, Nebraska, Ohio, Oklahoma, South Dakota, Tennessee, Texas, Wisconsin, and Wyoming.