



1064 Lakeshore Drive, Camden, AL 36726

3 Bedrooms, 3 Bathrooms, 2749 Sq Ft, Year Built: 1978, MLS #:

For Sale

Offered at \$399,500

2749 sq.ft. custom waterfront home on 2 acres on the beautiful Alabama River in the historic town of Camden, AL. The home is in an established waterfront neighborhood. Sitting at the end of a quiet street, it has water views from every room in the home with the exception of the interior bathrooms. All new windows and sliding glass doors were replaced in 2009 and the roof was replaced in 2010. A new Bosch dishwasher and Amana Microwave were installed in January 2013. The bathrooms were updated in March 2013 with new cultured marble countertops, tub surrounds, rimless shower doors and all new fixtures. The house is above the flood plain, on one of the highest points in Wilcox County.

The home has 3 bedrooms and 3 baths. There are custom features in every room. The eat in kitchen is a cooks dream with wonderful cabinets , double ovens, Jenn-Air glass cook top and a corner sink with a view of the river beyond. The focal point of the Great Room is the Green Stone wood burning fireplace with built in bookcases on either side. The dining room has a beautiful custom built china cabinet on one wall. The master bedroom has room for a queen/king full suite with a sitting area which accommodates a full size sofa and chair. The room also has a wood burning fireplace. The master closet is as big as some bedrooms. It has a built in dressing table and mirror, a built in chest of drawers and a built in desk/shelving unit. All of this along with enough space for hanging clothes for two adults. The other two bedrooms also have built in drawers/shelves in their closets. The laundry room has more cabinets than most kitchens. Along with space for a washer and dryer, there is a built in sewing center and space for a computer desk. A built in ironing board completes the laundry room.

The home was built to maximize the view. Imagine yourself in your living room, drinking your morning coffee, looking at the river and all of the wildlife that call this home. Or, in the evening, sitting on your deck watching the sun set. This can be yours.

The home is located in Wilcox County, in an established neighborhood just one mile from the Camden City limits. This location gives you the best of both worlds, river living with all of the shopping within 3-5 mile radius. Camden is located 70 miles from Montgomery, approximately 35 miles from either Selma or Thomasville and 40 miles from Monroeville. Birmingham, Mobile and Pensacola are also within easy driving distance. AND, if you are a hunter or fisherman, you will be in paradise. Wilcox County offers some of the best fishing and hunting in the Southeast. Call 334-682-4041 for an appointment to see this home.

View Virtual Tour and more details at: <http://www.eagent360.com/vt/app/?tour=13693>

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