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LISTING #18250

# LAKE OKOBOJI

## VACANT LOT AVAILABLE





## Rare Opportunity to Own One of the Last Vacant Lots on Lake Okoboji

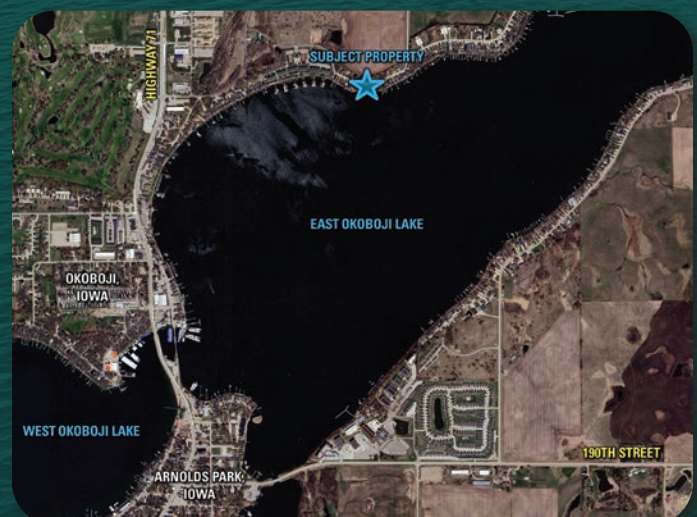
Peoples Company is proud to present a truly remarkable opportunity—one of the last remaining residential vacant lots on the waters of East Okoboji Lake. This exceptional property is located near Chalstroms Beach, placing you in the heart of the Iowa Great Lakes region. With easy access to Parks Marina, The Barefoot Bar, Snappers, Brooks Golf, Lake Okoboji Resort, and the bustling Highway 71 corridor, you'll enjoy the best of lakeside living with dining, recreation, and entertainment. The property is also located just across the lake from Braccos, The Waterfront, Bridges Bay Resort, and more.

Consisting of 0.19 acres, this premier lot offers 75 feet of waterfront, 55 feet at the rear, and 140 feet in depth. The property is the centerpiece of the lake point that it rests on, boasting unbelievable panoramic views—watch the sunrise to the east, soak in sunsets to the west, and enjoy all-day southern exposure overlooking the water. Additionally, the lot features a low approach to the water with minimal steps off the back deck, ensuring easy and convenient lake access.

Lake Okoboji, part of the glacially-carved Iowa Great Lakes, is renowned for its crystal-clear waters, exceptional fishing, dining, and endless recreational opportunities. Whether you enjoy boating, watersports, or simply relaxing by the shore, this location provides the perfect setting for your

dream lakefront property. The property is located within the Okoboji School District, known for its strong academics and supportive community—making it an excellent choice for families looking to combine luxury lake living with top-tier education.

With all necessary utilities available, this blank canvas allows you to build your ideal home from the ground up—without the hassle or cost of tearing down or doing extensive remodeling to an existing structure. Opportunities to own similar property on Lake Okoboji are virtually nonexistent. Don't miss your chance to own a piece of iconic Iowa lakefront.







#### DIRECTIONS

From the intersection of Highway 71 and 175th Street (by Fareway): Head east on 175th Street for 0.3 miles. Turn right onto Stakeout Road and travel south for 0.2 miles. Turn left onto Chalstroms Beach Road and travel east for 0.4 miles. Chalstroms Beach Road will turn into 178th Street. The property will be on the south side of 178th Street. Please look for the Peoples Company signage.

**23795 178th Street - Okoboji, IA 51355 | Asking Price \$1,400,000**

**Representing Attorney: Chad Eichorn - Pearson Bollman Law**

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