

# The Lake is full, bring the boat



**\$ 229,000**



**3200 Rim Cove Drive Unit #171, Cumming, GA 30041**

**WEB: [Lakelaniercondo.kroegerproperties.com](http://Lakelaniercondo.kroegerproperties.com)**

- » **Beds:** 2 | **Baths:** 3 Full
- » **MLS #:** 6075809
- » Condominium | 1,250 ft<sup>2</sup>
- » On Southern Deep Water Lake Lanier Docks
- » Two Bedroom two bath condo w/loft
- » Swim/Tennis/42 slip docks
- » Bring your boat
- » Near Everything



**Kroeger Properties**  
**(678) 367-7319 (Broker)**  
**(888) 724-7551 (Fax)**  
[agents@kroegerproperties.com](mailto:agents@kroegerproperties.com)  
<http://www.kroegerproperties.com>

These Lake Front Condo's have beautiful wooded views of Lake Lanier with a boat slips. Sitting near the water's edge and nestled among 60 foot oak and pine trees, these unique 'A' frame buildings are the last of their kind.

A modern movable 42 boat slip dock for 47 total condo units, a private swimming pool with picnic area and bath house, two tennis / basketball courts, a grass volleyball / badminton court, car washing area and a parking area for boat trailers.

Lanier Beach South Park is our adjacent neighbor with a free boat ramp plus Habersham & Baldrige Marinas are only two miles by car or boat. Every convenience is three miles west Super Target & Super Wal-Mart with groceries, Pet Smart, Home Depot, Lowes, Costco, Best Buy, Staples & BJ Warehouses, Publix, Kroger, tons of restaurants plus the Mall of Georgia is 8 miles to the east.

This is the best kept secret on Lake Lanier.

