

# RE/MAX PARKSIDE REAL ESTATE

## 0000 Smith Point Road

### \$495,000

*The Real Estate  
Leaders*

**#1039143**

**Location:** Oak Shores

**Size:** 380 +/- sq ft cabin on  
1.9 +/- acres

**APN:** 012-201-029

**Zoning:** Residential

**Terms:** Cash

**Showing:** Call Jim for  
Appointment!

**RE/MAX PARKSIDE  
REAL ESTATE**

**Jim Irving**

Broker-Associate, GRI, CRS

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**Scenic building site with unblockable views!** Created before there was an Oak Shores, this unique 1.9-acre parcel is not subject to the restrictions of the development. The Seller states that the property has the right to use all the roads and lake access within Oak Shores without having to be a part of the HOA. The 1965 380 sq ft cabin is being sold "as is, where is" because the value is in the gorgeous location. Indeed, this great lakefront property has its own private beach and 180 degree views of the main channel. There is sewer and water service as well. An old, historic boat launch is in disrepair and likely cannot be restored but completes the picture of this eponymous site.



**Directions:** It is 23 miles to Oak Shores from Paso. From Paso Robles take 24th Street west and continue on Lake Nacimiento Road (G14) and then Interlake Road. Turn onto Lynch Canyon Road and take Oak Shores Drive to Shoreline Road to Smith Point Road. The property is at the end of the cul-de-sac.

**Call Jim for Appointment!**

The above information was obtained from seller and has not been verified by Broker/Agent. Buyer is advised to consult with his own experts, not real estate licensees, in order to verify any of the above information. Each office is independently owned and operated.