

73 LAKE POINT DRIVE

LAKE TOXAWAY ESTATES







THE PROPERTY

Located along the pristine shoreline of Lake Toxaway, this exceptional lakefront retreat offers expansive water views and beautiful views of Panthertail and Big Pisgah Mountain. A massive native stone fireplace anchors the warm, inviting interior, while generous outdoor living spaces provide the perfect setting for relaxing, dining, and entertaining by the lake. With ample lake frontage, room to expand, and convenient access to Highway 64, the property offers both privacy and easy access to Cashiers and Brevard. Offered furnished and complete with a boat, this is a rare opportunity to enjoy the Lake Toxaway lifestyle immediately.

PROPERTY TYPE	RESIDENTIAL
BUILT IN	1963
SQFT.	2,765
LAND	0.527
BEDROOMS	3
FULL BATHROOMS	3

KEY FEATURES

- 1 Expansive Lake Toxaway & Panthertail Mountain Views
- 2 Generous Lake Frontage with Direct Water Access
- 3 Expansive Outdoor Living & Entertaining Spaces
- 4 Massive Native Stone Fireplace
- 5 Offered Furnished with a Boat
- 6 Room to Expand & Enhance the Property

EXTERIOR

Surrounded by the natural beauty of Lake Toxaway, the home enjoys generous lake frontage with expansive water views and beautiful views of Panthertail Mountain. Multiple outdoor living areas provide inviting spaces for dining, entertaining, and relaxing, all while taking in the peaceful lake and mountain setting. With room to expand, the property also offers exciting potential to further enhance the home and create an even more substantial lakefront retreat.







KITCHEN

Warm wood tones and natural materials create an inviting feel, highlighted by a dramatic vaulted wood ceiling with exposed beams. Light wood cabinetry provides generous storage, while stone countertops and a coordinating tile backsplash add texture throughout. A large contrasting center island with a wood countertop offers additional prep space and casual seating, while a breakfast area provides another comfortable place to gather.

KEY FEATURES

Vaulted Wood Ceiling with Exposed Beams

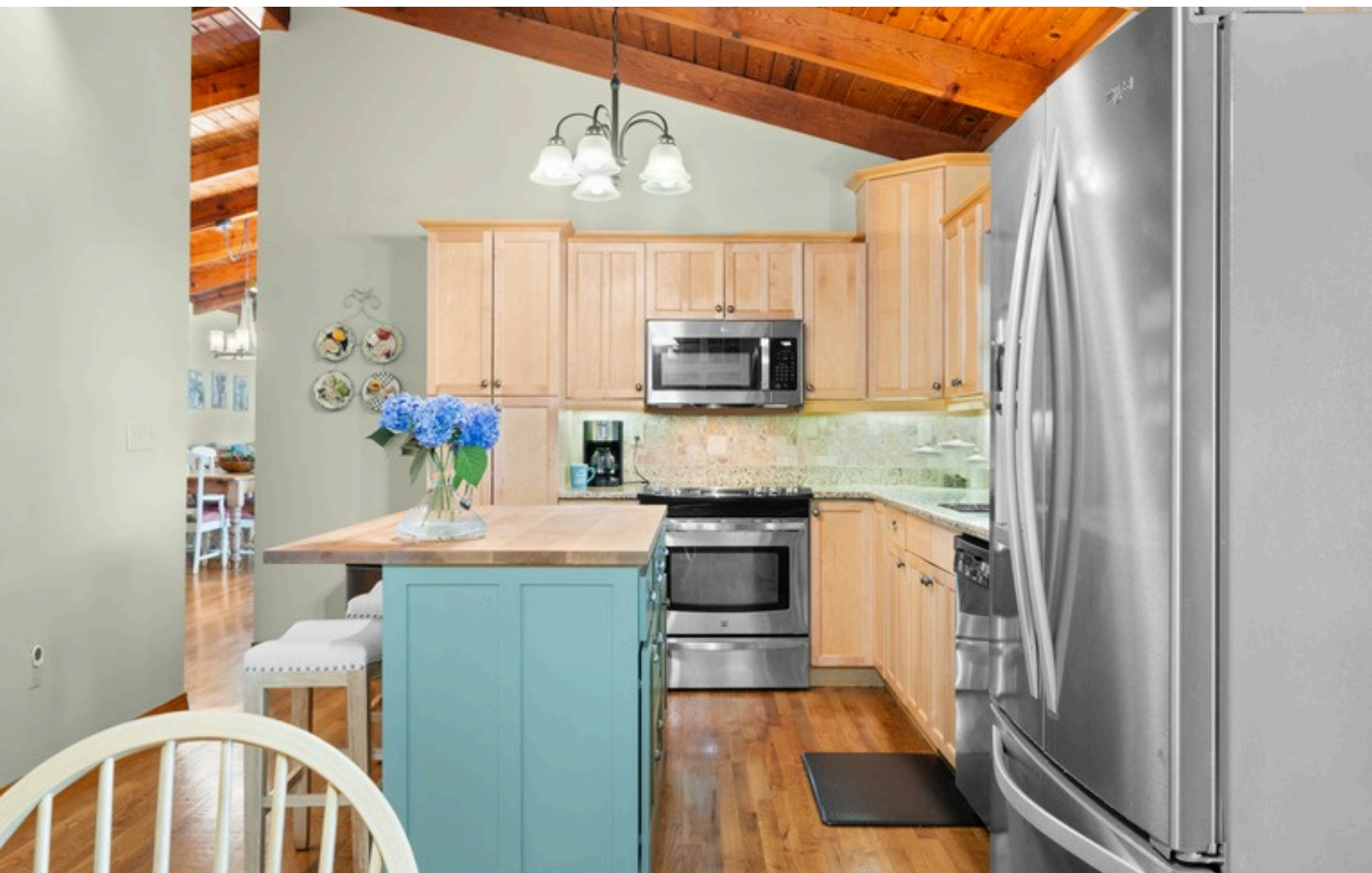
Large Center Island with Casual Seating

Stone Countertops & Tile Backsplash

Abundant Wood Cabinetry & Storage

DETAILS

STYLE	TRADITIONAL
SQFT.	174
FINISHES	GRANITE



PRIMARY BEDROOM

Designed as a peaceful retreat, the primary bedroom offers a warm and comfortable atmosphere with beautiful views of Panthertail Mountain. Generous proportions provide plenty of space to unwind, while natural light and the surrounding mountain scenery create a relaxing connection to the home's Lake Toxaway setting.



PRIMARY BATHROOM

Thoughtfully arranged for everyday comfort and convenience, the primary bath features warm finishes and a simple, functional design. Its inviting character complements the home's relaxed mountain style while providing a private space to refresh and unwind.



BEDROOM 02

A comfortable and welcoming retreat for family or guests, this inviting space features natural light and a warm, relaxed atmosphere. Thoughtful details complement the home's mountain character, providing a peaceful place to unwind after a day spent enjoying Lake Toxaway.





BEDROOM 03

A comfortable and inviting retreat for family or guests, this space offers a relaxed atmosphere that fits naturally with the home's warm mountain character. Natural light enhances the welcoming feel, while a functional layout provides plenty of space to settle in and unwind.

KEY FEATURES

Comfortable Guest Accommodations

Abundant Natural Light

Warm Mountain Character

BONUS SPACE

Offering flexible additional accommodations, the lower-level bonus space features two full-size beds and a private bathroom, making it ideal for hosting family and guests. Tucked away from the main living areas, it provides added privacy and a comfortable place to relax and recharge.



FINISHED HEATED LIVING AREA

MAIN LEVEL = 2202 SF

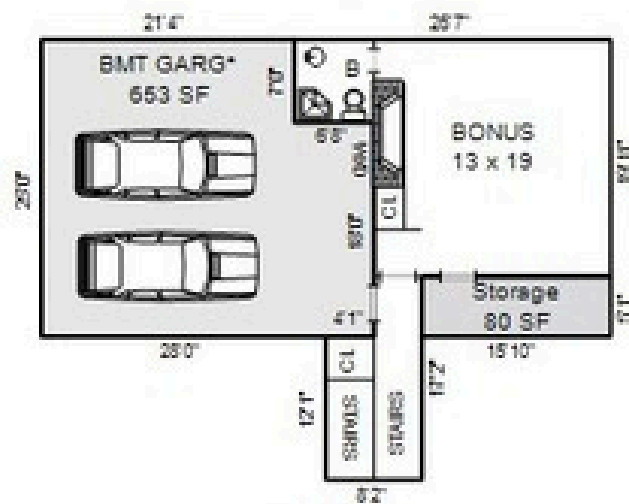
OTHER HEATED AREAS

LOWER LEVEL* = 563 SF

*Below Grade



LOWER LEVEL*
563 SF



*Below Grade

LIVING & DINING

Designed for gathering and entertaining, the main living and dining areas offer a warm, inviting atmosphere with expansive windows that bring the surrounding lake and mountain scenery into view. A massive native stone fireplace creates a dramatic focal point, while the open layout allows for an easy flow between relaxing, dining, and spending time with family and friends.





KEY FEATURES

Massive Native Stone Fireplace

Expansive Lake & Mountain Views

Open Living & Dining Layout

Abundant Natural Light

ENTERTAINING

Just off the main living area, an additional gathering space provides a relaxed setting for spending time with family and friends. Comfortable seating creates an inviting place for conversation, while a dedicated game table is perfect for Scrabble, cards, puzzles, and other games, adding another casual spot to gather and enjoy time together.





OUTDOOR LIVING

Expansive outdoor living spaces are designed to make the most of the home's exceptional lakefront setting, offering plenty of room for dining, entertaining, and relaxing with family and friends. Multiple gathering areas provide flexibility for everything from quiet mornings by the water to afternoon gatherings and evenings outdoors, all surrounded by beautiful views of Lake Toxaway and Panthertail Mountain.



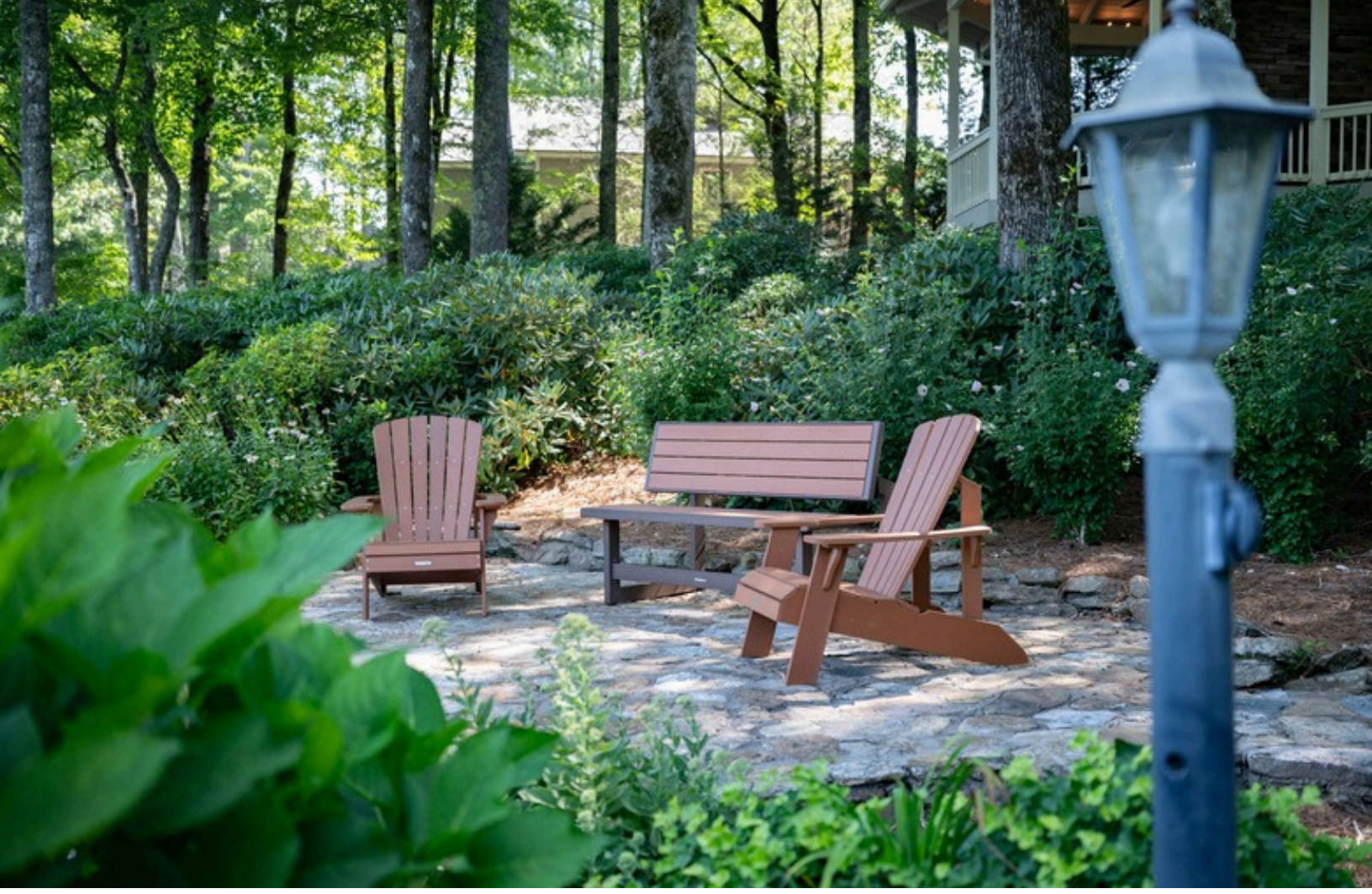


KEY FEATURES

Expansive Lakefront Entertaining Areas

Lake Toxaway & Panthertail Mountain Views

Multiple Spaces for Dining, Gathering & Relaxing





LAKE

Set along the pristine shoreline of Lake Toxaway, the property offers generous lake frontage and direct access to one of Western North Carolina's most celebrated private lakes. Expansive water views create a beautiful backdrop for boating, fishing, swimming, and days spent on the water, while views toward Panthertail Mountain complete the quintessential Lake Toxaway setting. With a boat included in the sale, new owners can begin enjoying the lake lifestyle from the moment they arrive.







73 LAKE POINT DRIVE



(828)966-4260

| www.laketoxaway.com |

100 Waterfall Circle