

# bella vista LAKE GUIDE



Angela Branan

REALTOR

214-912-1098 CELL

ANGELA@NWAMOVE.COM

WWW.NWAMOVE.COM

## real

### HIGHLIGHTS

Full Service Marina

Beach Club

Heated Fishing Dock

Boat Rentals

Kayak and Paddleboard  
Rentals

Excellent Fishing

Peaceful

## No. 1 | LOCH LOMOND

### LARGEST LAKE

477 Acres, 80 ft max depth

*Loch Lomond is the largest lake and has ample room for skiing and secluded coves for fishing. It has a full service marina, covered fishing dock and boat rentals.*

Gravette Schools

Median Sales Price \$1,091,000



## No. 2 | LAKE WINDSOR

### SECOND LARGEST



220 acres, 79 ft max depth

*Lake Windsor is the second largest lake in Bella Vista and does allow skiing. It also has ample fishing and allows tournament fishing.*

Bentonville Schools

Median Sales Price \$860,000



## No. 3 | LAKE AVALON

### THE ORIGINAL

67 Acres, 50 ft max depth

*Lake Avalon is Bella Vista's original lake and is the largest "no wake" lake. It has the popular beach club and a heated fishing dock for year round fishing*

Bentonville Schools

Median Sales Price \$625,000



## No. 4 | NORWOOD

### MOST PEACEFUL

33 Acres, 79 ft max depth

*With its wooded, steep shoreline and low lousing density, this is the most serene lake in Bella Vista. The iconic Cooper Chapel overlooks the waters here.*

Bentonville Schools

Only One Sale at \$910,000



## No. 5 | BRITTANY

### STOCKED WITH TROUT

37 Acres, 75 ft max depth

*This small lake is perfect for quiet fishing and paddling. It is stocked with trout so you can fish in the cold weather while the other species are dormant.*

Bentonville Schools

Median Sales Price \$707,500



## No. 6 | LAKE ANN

### THE PRETTIEST LAKE

112 Acres, 53 ft max depth

*Lake Ann was Bella Vista's second lake and is the only one with limestone bluffs and rocky outcroppings. It allows water skiing in its wide and long main bay.*

Bentonville Schools

Median Sales Price \$814,000



## No. 7 | LAKE RAYBURN

### HIGH DENSITY OF FISH

45 Acres, 75 ft max depth

*Lake Rayburn is a no wake lake perfect for fishing or paddling. It has a high density of largemouth bass, catfish, and bluefill*

Bentonville Schools

Median Sales Price \$575,000

