



## Available Lots

10 December 2021

Artesian Lakes offers a very natural and serene setting, abundant wildlife, miles of gravel roads, towering forests with miles of hiking trails, and open pastures. Excellent fishing and boating are also available in its multiple interconnected lakes. The lakes are stocked and managed and the community features five concrete boat ramps and a boathouse with boat slips, storage bins, restrooms, and a covered area with enclosed kitchen and outdoor grill.

Artesian Lakes' lot owners have full access to all the amenities at the adjacent resort and conference center, The Retreat at Artesian Lakes, which include a swim lake, swimming pool with hot tub, bath house and party deck, a fitness center, a Frisbee-golf course, as well as a restaurant, spa services, horseback riding, canoe rentals, and meeting/banquet facilities.



### 15 Smith Loop North

This lot overlooks gorgeous Smith Lake, with its view protected by numerous islands in the center of the lake. The community's boathouse is located a few hundred feet away. The lot to the East is still available in case larger acreage is desired. Across the road are only open fields, a flowing artesian well, and Sherwood Forest.

[Photos/Videos](#)



### 16 Smith Loop North **Under Contract**

Beautiful lot overlooking Smith Lake, one of the most desirable in the community. The lot on its West side is still available in case larger acreage is desired. Across the road are open fields and Sherwood Forest. A boat ramp, a flowing artesian well, and the community's Boat House are within a few hundred feet distance.

[Photos/Videos](#)



### **21 Smith Loop North**

Wide, waterfront lot overlooking beautiful Smith Lake. Several large trees add special character. [Photos/Videos](#)



### **25 a&b Artesian Avenue**

Two very different choices. Both lots are small by Artesian Lakes' standards. 25a has magnificent views of Sycamore Lake on the far West Side of the property off Artesian Avenue. Boat ramp nearby. 25b is on the Eastern side of the development off Nottingham Road with an uncluttered view of the far eastern end of Norma Lake.

[Photos/Videos](#)



### **49 Cedar Ridge**

High lot within a very heavily wooded peninsula several hundred feet in length. Massive pecan, cedar, oak, and pine trees. Overlooks Fingers Lake on both sides of the peninsula. Very serene and extremely secluded, yet within easy walking distance to the community Boathouse. [Photos/Videos](#)



### **50 Deer Ridge**

Very large elevated lot overlooking Oak Lake, Smith Loop North, and then Smith Lake. Includes a beautiful private forest of massive oak and pine trees. One can hear the rushing water sound of the ever-flowing artesian well at the base of the hill where this lot is located. Boat ramp for Oak Lake directly adjacent to the artesian well.

[Photos/Videos](#)



### **51 Smith Loop North**

Wide waterfront lot overlooking Oak Lake. This lot is not very deep, the back of the lot is on Smith Loop North. Ideal for a small home with deck extending out over a stunning view of Oak Lake. Boat ramp nearby.

[Photos/Videos](#)



### **60 Cardinal Crossing**

Large lot overlooking Fingers Lake and multiple, heavily-wooded islands. Numerous, well-spaced, beautiful trees between the lake and the road. The community's boathouse is on the East boundary and there are only common area pastures and woods across the road. [Photos/Videos](#)



### **61 Cedar Ridge**

Wooded, secluded lot overlooking Fingers Lake. Includes half of the long island across the short distance of Fingers Lakes in that locale. Close to the resort and to the Boathouse, yet quite secluded.

[Photos/Videos](#)



### **62 Cedar Ridge**

Wooded, significantly elevated, secluded lot overlooking Fingers Lake. Includes half of the long island across the short distance of Fingers Lakes in that locale. Close to the resort and to the Boathouse, yet quite secluded. [Photos/Videos](#)



### **67 Artesian Avenue**

Beautiful lot with very mature trees overlooking secluded Sycamore Lake. Long peninsula extends out to center of Sycamore Lake. Very appealing and unusual topography to this lot, with a couple of lake coves that make it especially private. Lot on North side is still available should you desire additional acreage. Close access to the resort.

[Photos/Videos](#)



### **73 Rabbit Ridge**

Fabulous lot—very expansive and heavily wooded on both sides—overlooking an expansive portion of Fingers Lake, with a huge wooded hill across the lake that will never be developed. This is the only Artesian Lakes lot that backs directly up to the resort area, close to the center of activity at the swimming pool - making it a real winner for the rental pool if creating income from the property is part of your objective. [Photos/Videos](#)



### **80 Raccoon Ramble Under Contract**

A very large island recently accessed with a dirt bridge and roadway. A large semi-circular hill with mature evergreens and hardwoods around the ideal home site provides great privacy, yet lake frontage on Crystal Lake the other half of the lot. Nice view of and sounds from the ever-flowing artesian well.

[Photos/Videos](#)



### **94 Smith Loop West**

Corner lot fronting on Fingers Lakes and connecting to many other lakes throughout. Quite large, with a secluded peninsula to the left of the photo and large sycamore trees between the natural home site location and the road. [Photos/Videos](#)



### **96 Smith Loop West**

Corner lot overlooking Smith Lake. Close to the resort. Wide lot, with expansive frontage on Smith Lake, but not very deep toward the roadway. Ideal for a smaller home or one built on pilings somewhat over the lake's edge. Expansive Smith Lake view to the northwest. [Photos/Videos](#)

## **RESALE LOTS**



### **12 Smith Loop South**

ACRES 1.343

Unique topography and private cove frontage. Heavily wooded. Includes a complete set of architectural home plans created for capitalizing on the special features and lake views of the lot.

[Photos/Videos](#)



### **26 Rail Spur**

One of the most elevated lots and view in Artesian Lakes. The vista of Maple Lake is spectacular all day and even better at sunset. Highly visible to people traversing the distant Artesian Lakes Avenue, but unusually private, with no other properties in sight.

[Photos/Videos](#)



### **27 Rail Spur**

Heavily wooded lot fronting on Cedar Lake. Thick vegetation and large trees between the home location and the roadway will provide the ultimate in privacy for a home 2,500 sq. ft. or less.

[Photos/Videos](#)



### **31 Fox Trot**

ACRES 1.343

On Cedar Lake. A very private location on a seldom traveled cul-de-sac road. Has an abundance of massive trees. Incredible Fall foliage.

[Photos/Videos](#)



### **37 Robin Hood**

Overlooking Oak Lake. A full acre with perhaps the most photogenic view in the whole place. Heavily wooded, surrounded by common area forest. It just doesn't get any better than this one for a house with a stunning view of the lake.

[Photos/Videos](#)



### **47 Deer Ridge**

.519 acres

A significantly elevated lot with much frontage on Oak Lake. Not too deep in scope, so ideal for a smaller, elevated home. This lot ideal for construction with a slab on grade. [Photos/Videos](#)



### **68 Artesian Avenue**

Large lot (1.35 acres) with incredible "New Orleans" views of cypress trees and islands and spectacular sunsets in the winter. Very private and seldom traveled road. Boat dock centered in cypress-lined cove on Sycamore Lake. [Photos/Videos](#)