

FOR SALE

814 E HIGHWAY 60 | MONETT, MO 65708



STOREFRONT RETAIL

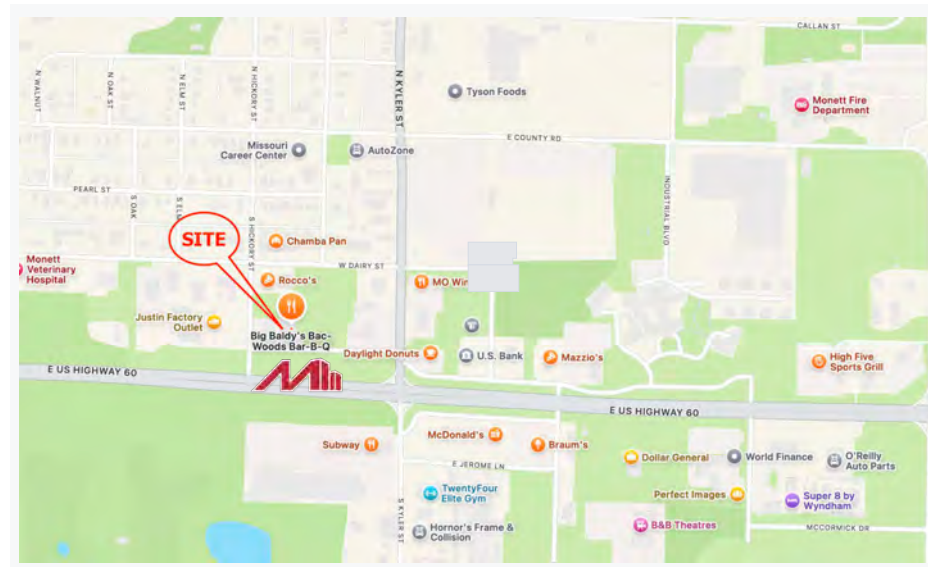
- Positioned South Monett Missouri Major Retail Corridor
- Convenient Access Frontage Highway 60
- Surrounded By Major QSR, Retailers, Restaurants, Medical
- Value Add Possibilities



Mark Kerivan | 417-575-1271 | mkerivan@murney.com
Kim Rinker | 417- 575-1344 | kimrinker@murney.com

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EXECUTIVE SUMMARY



PROPERTY SUMMARY

LIST PRICE	\$800,000
LOT SIZE	.74 acre
BUILDING SIZE	6,916 SF
BUILDING CLASS	B
PARKING	Paved lot
ZONING	General Commercial
MARKET	Monett
TAXES	\$2,760.05

PROPERTY OVERVIEW

ENDLESS BUSINESS POTENTIAL! Welcome to an exceptional opportunity in the heart of rural Southwest Missouri. Currently a stand-alone restaurant property, just under 7,000 sq. ft, situated on a .74 lot with 136' of frontage, a large pole sign & high visibility on US Highway 60.

Full commercial kitchen with smooth front & back-of-house flow. Walk-in freezer & cooler & great storage & prep space. Seating for 140, the dining side features flexible zones that can be staged for peak meal periods, catering or events without disrupting regular service. Walls can be removed, if you want a more open floor plan for your business model. Included within are living quarters with 2 BRs, kitchen, dining, laundry & a full bath. Generous parking with easy access.

Monett sits along US 60 between Springfield & Joplin, drawing steady local & pass-through traffic. Endless possibilities with US 60 frontage, excellent location & visibility. Furniture, Fixtures and Equipment (FF&E) is not included but may be negotiable, subject to an acceptable offer.

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ADDITIONAL PHOTOS



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 **MURNEY COMMERCIAL**
1625 E. Primrose | Springfield, MO 65804 | 417.823.2300 | murney.com

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AERIAL MAP VIEW

AERIAL MAP



ZONING MAP

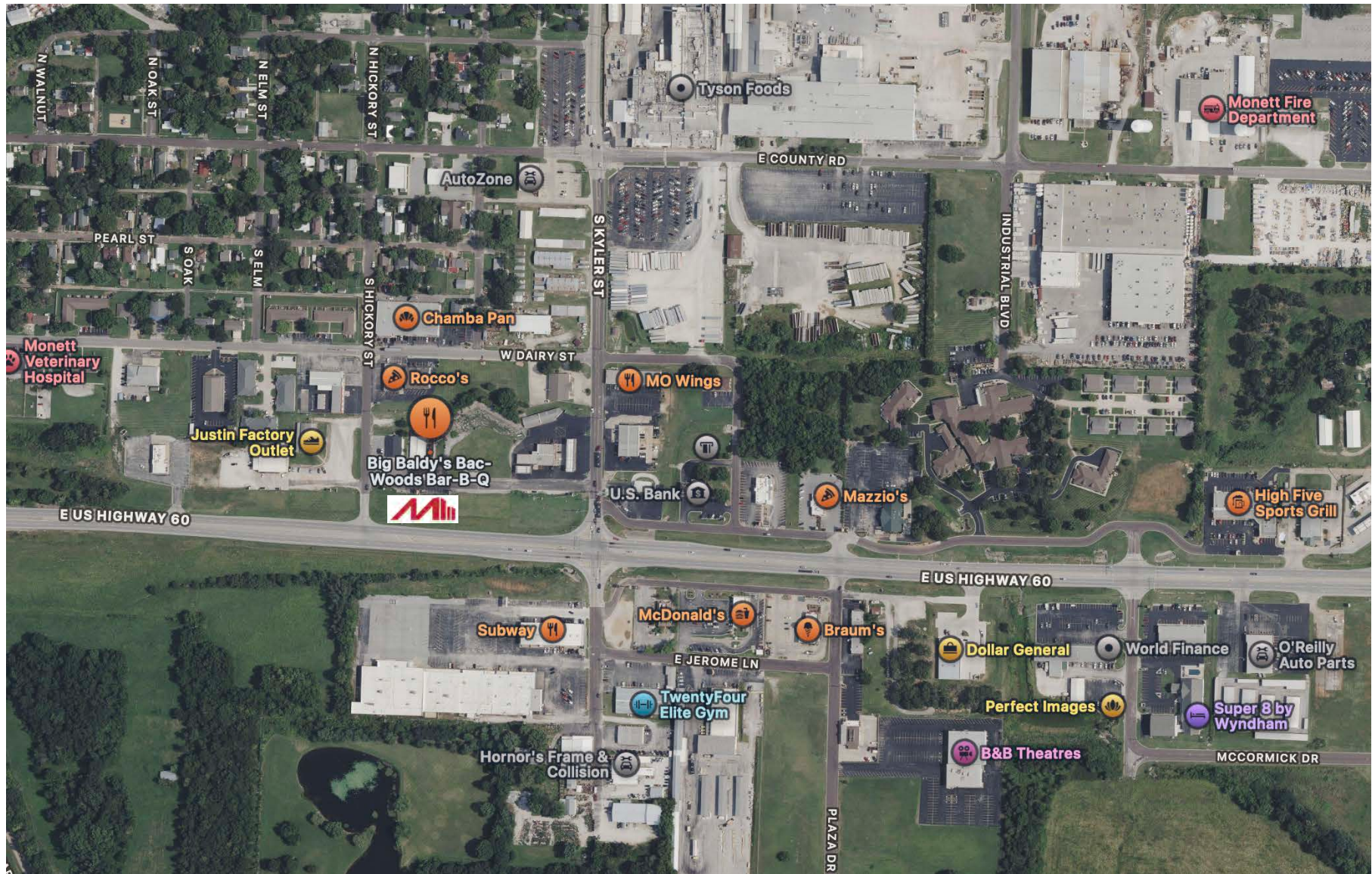


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SITE LOCATION



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