

## 493 E State Highway 76

Anderson, Mo 64831



**List Price:** \$747,000  
**MLS#:** 1293377  
**Beds:** 0  
**Garage:** 0  
**Square Feet:** 9,635  
**Price / Square Foot:** \$77.53  
**Type:** CommercialSale  
**Built:** 2009  
**County:** McDonald  
**School:**

### Description

9 unit, 9635 sqft, profitable strip mall in excellent location just off Hwy 49 Anderson. All units currently occupied, with a healthy 7.9 % cap rate. This location is within 15 miles of Arkansas State Line, easy drive to all Northwest Arkansas Locations. Imagine locating your business offices in this calm and convenient location next to I-49 and being able to quickly zip into Arkansas for business meetings, deliveries, etc. If you are all about being a Landlord: all units are currently occupied, several long-term tenants in place, perfect investment for your portfolio. Schedule a showing today.

### Property Details

Lot Size	1.12 Acres
Listed By	Reece Nichols Real Estate