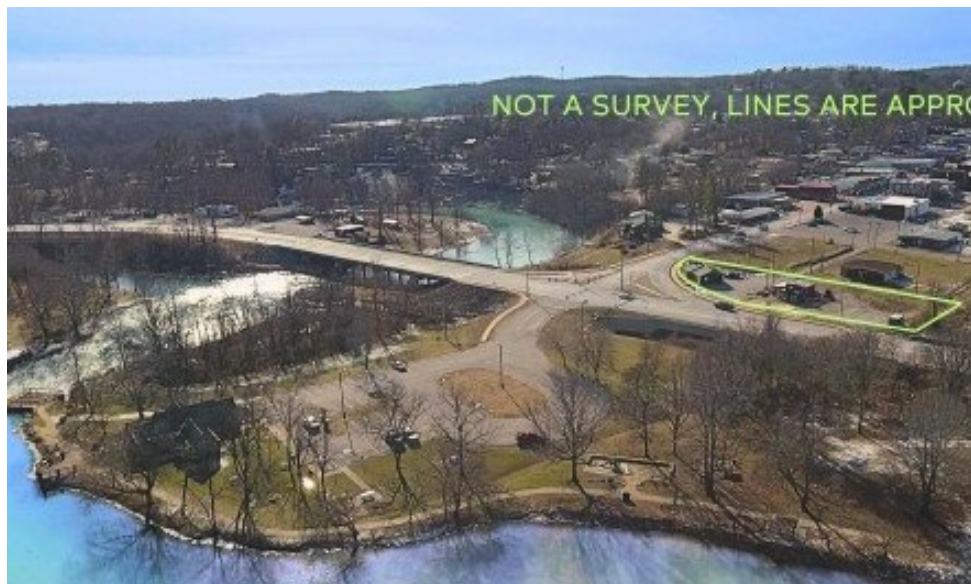


**15 Main**  
Mammoth Spring, AR 72554



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**MLS# 60285510**



**\$329,000**

**893 Sqft**

Unlock the potential of this prime commercial lot, perfectly positioned at a high-traffic corner on Highway 63 and Main Street in Mammoth Spring, Arkansas. With water, sewer, and electric already on site, this lot includes a building that used to be home to the local favorite "Kristy Kone". Enjoy unbeatable visibility with approximately 10,000 vehicles passing daily, thanks to the stoplight right in front. Located across from a scenic park featuring one of the world's largest springs, a welcome center, a historic train depot museum, a national fish hatchery, and a modern aquarium, this location is a magnet for tourists and locals alike. Just a block from the bank and opposite a popular restaurant, this lot is a goldmine of opportunity. Don't miss out on this exceptional investment!



**Bill Smith Reeves**

Phone: (417) 331-4075

Century 21 Combs & Associates

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