

TBD lot 1, 2, or 3 Ha Ha Tonka Cut Thru Camdenton, MO 65020



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MLS# 3579395



\$72,500

Incredible investment opportunity in the heart of Camdenton, just off the square behind the Camden County Courthouse. This listing offers your choice of 1 of 4, C-2 zoned lots (Lots 1-3), each nearly 3/4 of an acre with 136 feet of prime road frontage perfect for commercial and multifamily development. The location and zoning allow for maximum flexibility: retail, restaurant or office space on the street level, w/the potential for apartments both above and below. The property's natural grade makes it ideal for walkout lower-level units with ample parking, while upper-level apartments add significant income potential. Whether you're looking to build a mixed-use complex, expand your business footprint, or create a multi-unit rental investment, this site offers minimal site prep and exceptional visibility. With demand for mixed-use and rental housing growing in Camdenton, this is a smart move for developers and business owners alike. High-traffic exposure with signage already in place on Ha Ha Tonka Cut Thru drive by and envision the possibilities. Lot 4 is available but at a higher price point. Call for more details on Lot 4 or purchase them all! Each Lot 1 thru 3 is \$72,500 each.



ED SCHMIDT-TEAM

EXP Realty, LLC

For full listing details, please scan:

