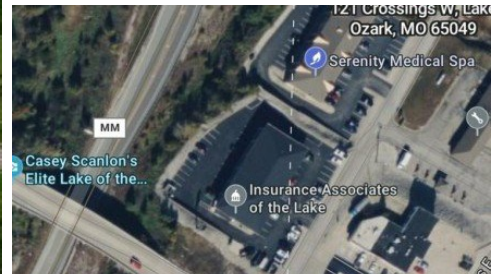


121 Crossings West
Lake Ozark, MO 65049



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MLS# 3580247



\$650,000

Investment Opportunity-Heart of Lake Ozarks! Prime location; off the famous Bagnell Dam Blvd/Strip, Bus. 54, 242/MM, near the Community Toll Bridge leading to multi-million-dollar estates Porta Cima; situated to gain consistent year-round traffic from local & tourist at the same access as Break Time gas station, car wash, Serenity Medical Spa; additionally capturing consistent year-round tourists from events such as Mardi Gras, Shootout Boat Show, Bike Fest, Car Shows. This location thrives on nonstop activity & tourism. Immediate area of high-demand bus. & attractions: Lake Ozark Post office, Schools, Baxter s, JB Hooks, Woods Grocery, churches & salons. It s also just min. from the proposed \$60M Osage Nation Casino! Property features a solid building with multiple garages, 3800 sq ft building, full of endless possibilities for redevelopment or expansion. With its unbeatable location, visibility, & adaptability, this property is a blank canvas ready for a new bus., multi-use complex, or income-generating concept. Invest, renovate, or reimagine, this property offers a rare chance to secure a prime spot in Lake of the Ozarks fastest-growing entertainment corridor.



ANNA M FUCHS

Keller Williams L.O. Realty

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