

**34, 35, 39 Petticoat Junction**  
Camdenton, MO 65020



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**MLS# 3582940**



**\$299,900**

**9 Bedrooms | 5 Bathrooms | 3,328 Sqft**

Investment opportunity in Camdenton with Hwy 7 frontage! This 3-acre property includes three manufactured homes currently used as long-term rentals. Two homes are occupied, with the third is now open to be rented and will be filled soon! Each home features 3 bedrooms. One unit includes a built-in beauty salon space, adding bonus functionality without detracting from residential use. The property offers excellent visibility from Hwy 7 along with additional access from Velvet Antlers. Plenty of parking, a spacious yard, and room for potential expansion enhance future possibilities. Located in a convenient area within the Camdenton School District. A solid option for investors seeking an income-producing property with multiple units and highway exposure! When all 3 units are occupied, monthly rental income of \$2800!



**ALLYSON E CLINE**

ReeceNichols Real Estate

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