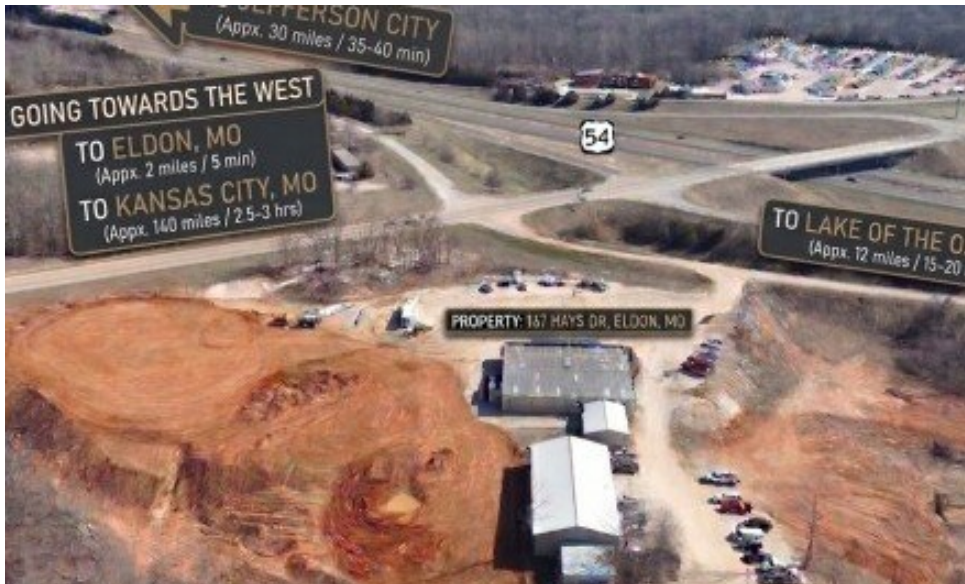


167 Hays Drive
Eldon, MO 65026



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MLS# 3587837



\$1,399,000

OVER 450 FT OF HWY 54 VISIBILITY!!! OVER 400 FT OF HWY 52 & BUS 54 FRONTAGE. Position your business where opportunity meets visibility at 167 Hays Drive, offering nearly 10 acres in a prime location just off Business 54 and Highway 54. This property features a 90x100, red iron, clear span main building heated and cooled, with a 30x40 attached heated and cooled 2 bay shop. The main 90x100 building is complete with four offices, two bathrooms, 3 phase power, and three garage doors for easy access. A 50x100 spray foam insulated shop adds even more versatility with three additional garage doors and the option for three car lifts. The acreage will be leveled, creating room for expansion, storage, or future development, and a billboard provides added exposure. High visibility, easy access, and endless potential make this an exceptional commercial opportunity. Broker Owned



Amy Dunn

Dunn and Associates LLC

For full listing details, please scan:

