

4053 Prairie Hollow Road
Osage Beach, MO 65065



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MLS# 3590431



\$2,500

Commercial zoning and incredible location! Right behind Stonecrest Mall in the heart of Osage Beach you'll find this great opportunity! The building is 40x64 and provides 2,590 square feet on the main level and an additional 1,664 square feet on the wrap around mezzanine level. On the main level there's an office, full bathroom with shower, garage bay with 14x14 roll up door, 3 windows and 2 service doors. The building is fully finished inside with metal wall panels, insulated walls and ceiling, and fully heated and air conditioned. There's also a reverse cycle water heater, 240 volt air compressor with airlines throughout the main floor, floor drains and access provided to the mezzanine level by a staircase as well as a ramp. The mezzanine level provides a space for additional storage and even has a separate carpeted room that could be used as a bedroom/living area. Complete with multiple high intensity and fluorescent lights, full security system and paved parking area in front, this building would make the perfect storage building, man cave or home base for your business! Call today for a private showing!



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EXP Realty, LLC

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