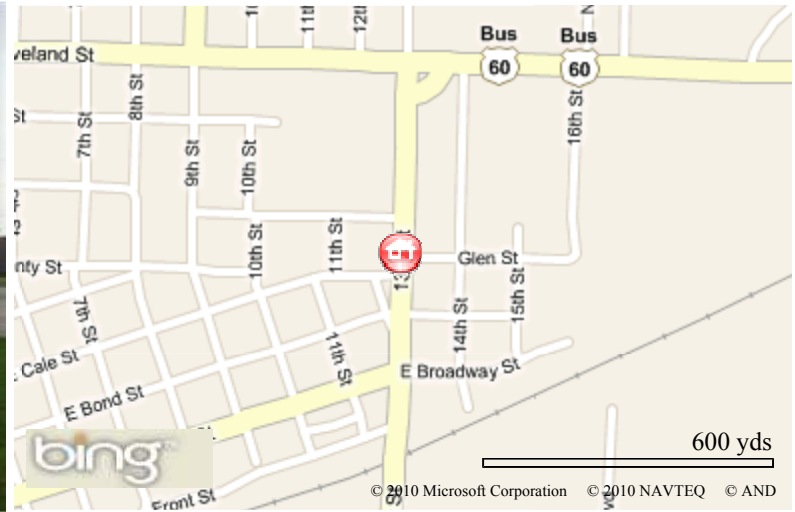


**Monett**

**13th & Glen**

**Asking: \$178,000**



**Large commercial building many possibilities. Front space is rented. Overhead doors on both ends of back units. Good access from Glen Street on the north and from the alley on the south. This building would make a good body shop, automotive shop or storage facility with room to spare. Square footage per assessor.**

MLS #	<b>97258</b>	Number of Units		Paved Street	<b>Yes</b>
Status	<b>ACTIVE</b>	Number of Acres		Parking	<b>Yes</b>
Type	<b>Commercial</b>	Age (Actual)	<b>60</b>	Dock	<b>No</b>
Area	<b>Monett</b>	Year Built	<b>1950</b>	Rm for Expan	<b>Yes</b>
Class	<b>Commercial/Industrial</b>	Lot Size		Office Area	<b>Yes</b>
Sale/Rent	<b>For Sale</b>	Type of Property	<b>Commer</b>	Kitchen Area	<b>Yes</b>
Approx Square Footage	<b>5001 to 10000</b>	# Floors	<b>1</b>	# Restrooms	<b>2</b>
Lot Size	<b>Less Than 1 Acre</b>	Type of Floors	<b>Concr</b>		
Inside City Limits	<b>Yes</b>	Ceiling Height			
Age (Range)	<b>Over 50 Years</b>	Overhead Doors	<b>Yes</b>		
Occupant Type	<b>Tenant Lease</b>	Sprinkler	<b>No</b>		
County	<b>Barry</b>				
Zoned	<b>Yes</b>				

Schools **Monett R-I** County Taxes City Taxes

Directions **Thirteen & Glen**

Tenant 1	Ten1Rent	Tenant 1 Util/Furn
Tenant 2	Ten2Rent	Tenant 2 Util/Furn
Tenant 3	Ten3Rent	Tenant 3 Util/Furn
Tenant 4	Ten4Rent	Tenant 4 Util/Furn

CONSTRUCTION	<b>Frame, Steel</b>	GAS	<b>Natural</b>
ROOF TYPE	<b>Metal</b>	BASEMENT	<b>None</b>
HEATING	<b>Forced Air Gas</b>	POSSESSION	<b>Negotiable</b>
COOLING	<b>Central Air Electric</b>	TOWN	<b>Monett</b>
INSULATION	<b>Some</b>	WATER	<b>City</b>
ELECTRIC	<b>City</b>	SEWER	<b>City</b>
		TYPE FLOORS	<b>Concrete</b>



**KEITH & BRENDA E MCCRACKEN**  
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**Century 21 Properties Unlimited**  
 403 Plaza Drive  
 Monett MO 65708  
 Office: (417) 235-6800



05/12/2010 10:00 AM

This information is deemed reliable, but not guaranteed.

**MLS# 97258**

**13th & Glen**

**\$178,000**



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