



# ANNE SYMINGTON

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## THREE (OR FOUR) INCOME PRODUCING PROPERTIES



**\$115,000**  
 A duplex with one bedroom apartment on each side and a 2 bedroom mobile. Property very well maintained by current owner and in a prime rental location on Acacia Club Rd. All units have rented for \$395/month each. There is also a 33 x 15 workshop that can be kept for owners use or rent it out for even more income!!! Each side of duplex has carport and 6 x 10 storage. Cute patio area with firepit and individual decking for each unit. Separate laundry room with coin washer and free dryer for tenants. Duplex units have electric Mini-split HVAC system and backup gas furnace. Most old windows have been replaced with vinyl tilt-ins. **NICE CLEAN PROPERTY WITH POSITIVE INCOME! \$115,000. #60120501.**

## CORNER PROPERTY IN DOWNTOWN BRANSON



**\$249,000**  
**DO A LITTLE-SAVE A LOT!! Make Your Dream a REALITY!!** Invest in your own building in downtown Branson!! 5,000 sq ft building. Docking door, Great Visibility for many uses. Currently a antique resale shop. Public parking lot across street as well as along the street and in front of building. **\$249,000. #60108846.**

## COMMERCIAL BUILDINGS IN HOLLISTER



**\$100,000**  
 A 5800 SqFt. contiguous steel, insulated, clear span building with 18' ceilings currently divided into 5 units varying from 850SF to 1500SF. Two units offer 12 x 12 overhead doors. In flood plain, but HVAC and electrical are installed above flood plain. Each unit has restroom. Asphalt parking with easement for shared entrance. Owner/Agent. **\$100,000. #60082389.**

## NEARLY 300' FRONTAGE ON HWY. 248



**\$570,000**  
 1.78 Acres with approximately 297' of Hwy 248 frontage with gentle slope to back of property that backs onto Hummingbird Lane. Also includes a 16 x 99 space that currently has a billboard that is leased for approx. \$400/month w/month to month lease. Loads of potential for many different commercial possibilities. City sewer and water available. Reduced substantially!! Great visibility!! **\$570,000. #60042770.**

## TWENTY LAKEFRONT ACRES NEAR DAM



**\$990,000**  
**LAKE FRONTAGE and HIGHWAY FRONTAGE!!!** This 20AC m/l parcel is in a PRIME location for several development possibilities! Located at the corner of Hwy 165 and Dale (just east of State Park) it offers approximately 330' of lakefront and 1320' of Hwy frontage. Taney County sewer available. Owner/Agent. **\$990,000. #60074840.**

**ANNE WOULD LIKE TO WELCOME TIM PARSONS TO HER TEAM!**

**417-229-3175  
 Tim@FoggyRiver.com**







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## GARAGE & SHOW ROOM ON BB IN HOLLISTER

**\$679,000**



Approx. 1AC with two steel- constructed buildings, 60' x 80' and 126' x 60' with four 12' overhead doors. The larger building was used for a private car collection. Invite your friends over to watch your favorite ballgame, race, etc on the 8' x 14'5" screen. Decorated with car/garage memorabilia, and including ¾ bathroom, this is a first-class workshop. The 60 x 80 building has one 12' overhead door and has glass entry doors like a retail shop. Many, many ideas for this property as well as could be for your own personal collection and enjoyment. **\$679,000.** #60105815.

## APPROX. 8 LAKEFRONT ACRES WITH 26 STALL DOCK & 2 HOMES

**\$2,100,000**



**NOTHING ELSE LIKE IT AVAILABLE!!!!** Prime development property on Lake Taneycomo with 26 stall pvt. dock and **NOT IN FLOOD PLAIN!** Community well plus private well, and 2 homes. Former location of Sun Valley Resort and River Lake Resorts. **\$2,100,000.** #60090402.