

Commercial / Industrial

Active



Address: 2912 S HIGHWAY 71
City: Mena
County: Polk
Zip: 71953

PROPERTY DETAIL

List Price:	\$129,900	Old MLS:	
MLS #:	10077427	Class:	Commercial / Industrial
Type:	Building and Land	Stories:	
Approx SQFT:	2326	Source of SF:	
Floors:	Wall-to-Wall Carpet, Vinyl	Approx Year Built:	1984
Lot Size/Approx. Acres:	1.51	UNNO:	No
Subdivision:	MENA ACREAGE	Will Subdivide:	No
Legal:	24-2-31 PT NW ...	Entered Twice:	No
Area:	300	Annual Taxes:	
Spec. Imp. Taxes:			

Directions: 71 S ON LEFT NEAR EDGE OF CITY LIMITS. MENA, ARKANSAS

LISTING INFORMATION

Business Name: CHURCH	Business Type: CHURCH	Sellers Disclosure on File: None
Lease Type: Semi-Annually	Price Includes: Real Estate	Possession:
Annual Income: 0	Annual Expenses: 0	Warranty: Normal Wrkng Ord, As O&A

PROPERTY FEATURES

ACCURACY OF EXPENSES	None	LOT	Sloped, Level, Cleared, Extra Landscaping, Not in Subdivision, Mountain View
EXPENSES INCLUDE	None	POSSESSION	Negotiable
EXTERIOR	Brick	PRICE INCLUDES	Real Estate
EXTERIOR FEATURES	Storage Building, Outside Storage Area, Gut tering, Pole Sign	REASON FOR SALE	Owner Moving
FINANCING (NEW)	New Loan-Conventional	ROAD SURFACE	Paved
FLOORS	Wall-to-Wall Carpet, Vinyl	ROOF	Composition
FOUNDATION	Crawl Space	STORIES	One Story
HEATING & AIR	Central Cool-Electric, Central Heat-Gas, Zoned Units	STYLE	Contemporary
INTERIOR FEATURES	220 Volt Power, Public Restrooms, Burglar Alarm, Handicapped Design	TENANT EXPENSES	All Utilities
LEASE TYPE	Semi-Annually	TRANSPORTATION	Highway Frontage
		/LOCATION	
		UTILITIES	Septic, Well, Electric-Municipal, Gas-Natural , Telephone-Private
		WALLS	Paneling
		WARRANTY	Normal Wrkng Ord, As O&A

PUBLIC REMARKS

BRICK BUILDING WITH US 71 S FRONTAGE. OPEN EXCEPT FOR 2 PUBLIC BATHS AND ONE OFFICE. FLOOR CURRENTLY SLOPES WITH STAGE AT THE FRONT. PARKING IN THE BACK OF BUILDING FOR 50 TO 60 CARS. Highest and best use is for a church or would make a great office, auction house, restaurant or could be turned into a residence. Tremendous location, great visibility and wonderful views. Owner licensed Real Estate Agent.

SP:
LAG: David Oates

MT: 905
LO: Vision Realty

CLSD:

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