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**1823 W. 20th St.
Joplin, MO 64804**

+/- 8,600 SF Income Producing Property



HIGHLIGHTS

Building Size: +/- 8,600 SF (+/- 8,083 Net Rentable SF)

Lot Size: 2.17 Acre Tract

Zoning: C-3 PD

Year Built: +/- 1999

Sales Price: \$1,300,000.00

The property was developed specifically for the State of Missouri and has been leased to the State since it was built in 1999. The State of Missouri operates multiple agencies within this building, including The Gateway School a division of Youth Services.

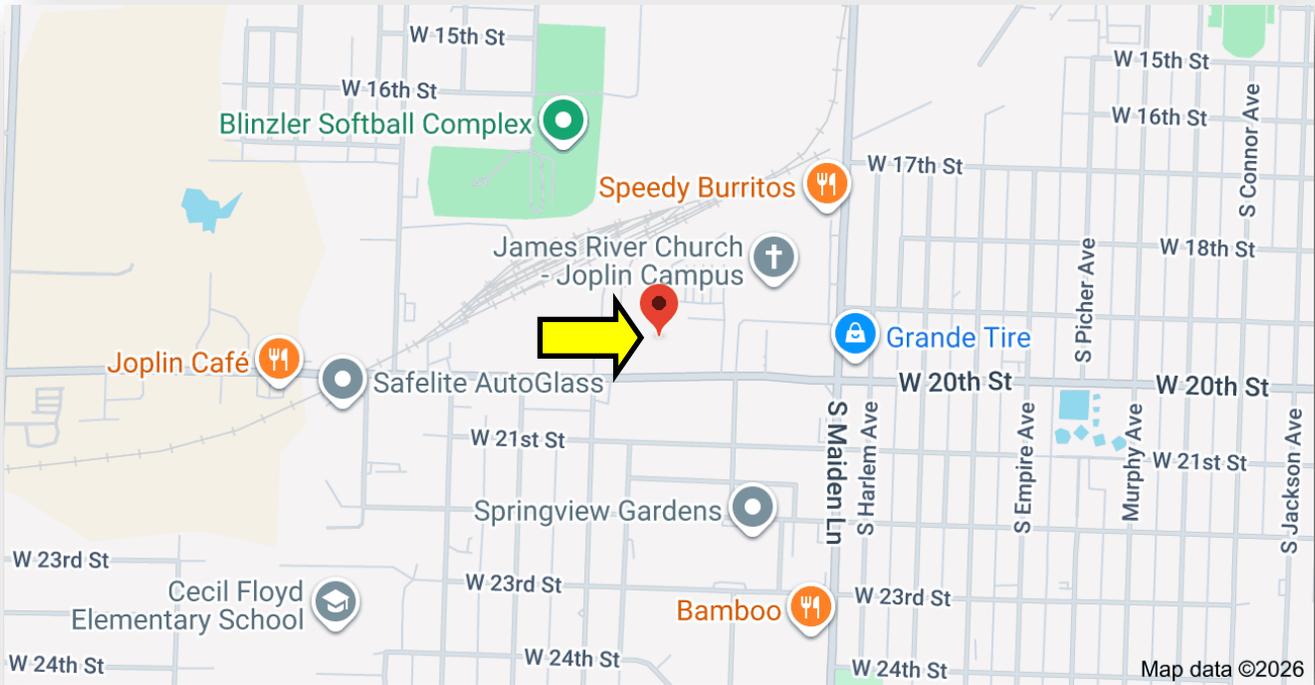
FOR ADDITIONAL INFORMATION PLEASE CONTACT

Bill Beall Co., Inc.

2921 S. National Ave., Springfield, MO 65804

(417) 887-5535 email: beall@billbeall.com

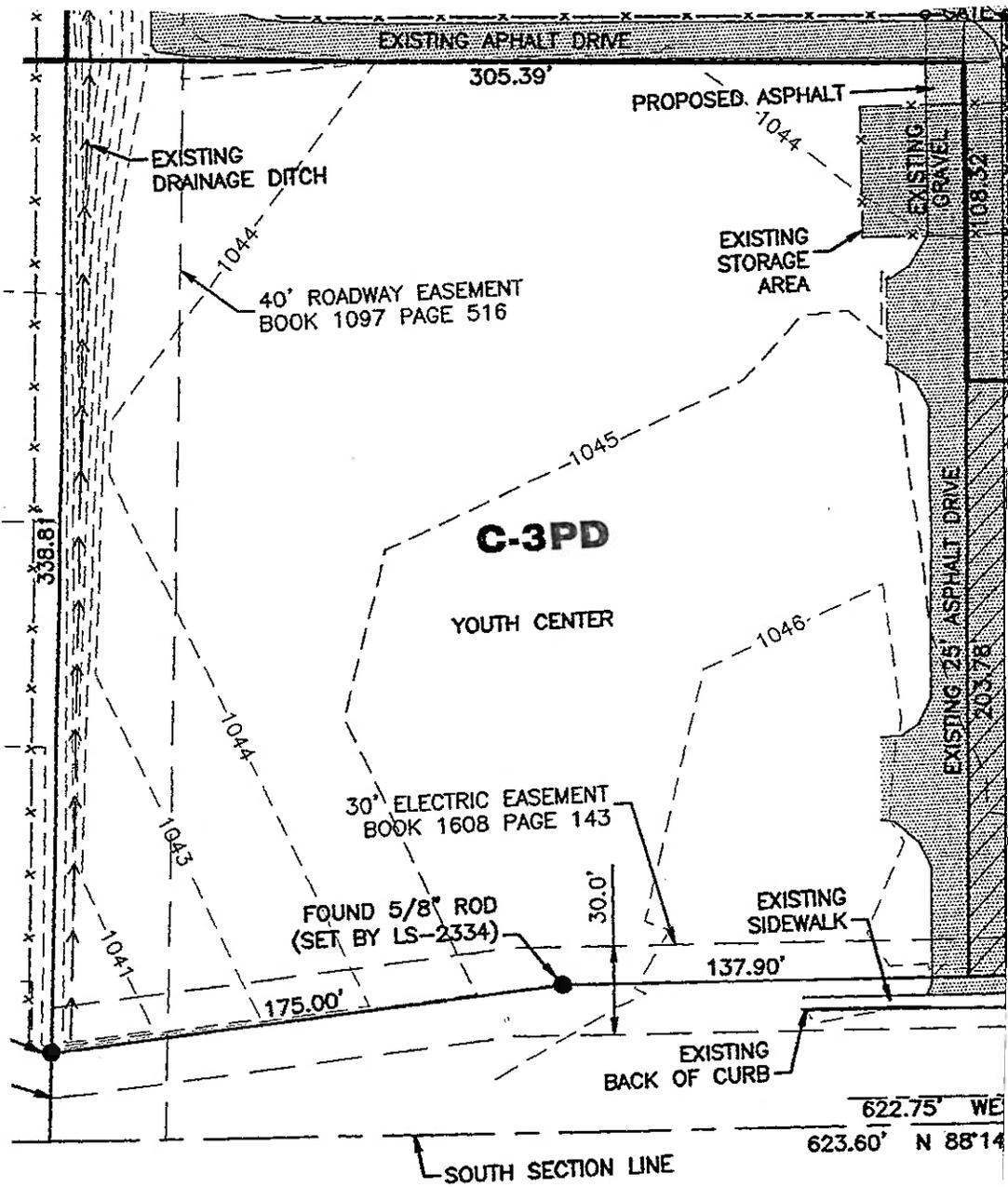
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