## Self Storage Investment Opportunity



### **Century Mini Storage**

2609 US-62 #412 Highland, AR 72542

Presented by:

# LARRY GOLDMAN, CCIM & DEREK ARNOLD

Goldman Investment Advisors 913-707-9030 / Igoldman@selfstorage.com 913-575-4790 / derek@selfstorage.com **LIST PRICE: \$1,300,000** 

#### **INVESTMENT HIGHLIGHTS**

- Most Visible and Established Facility in Area
- Expandable Both On-Site and Included Nearby Site
- Historically Well Occupied
- Services Ozark Gateway Vacation Area and Lakes

### **PROPERTY DETAILS**

RSF: 22,380

Total Units: 112

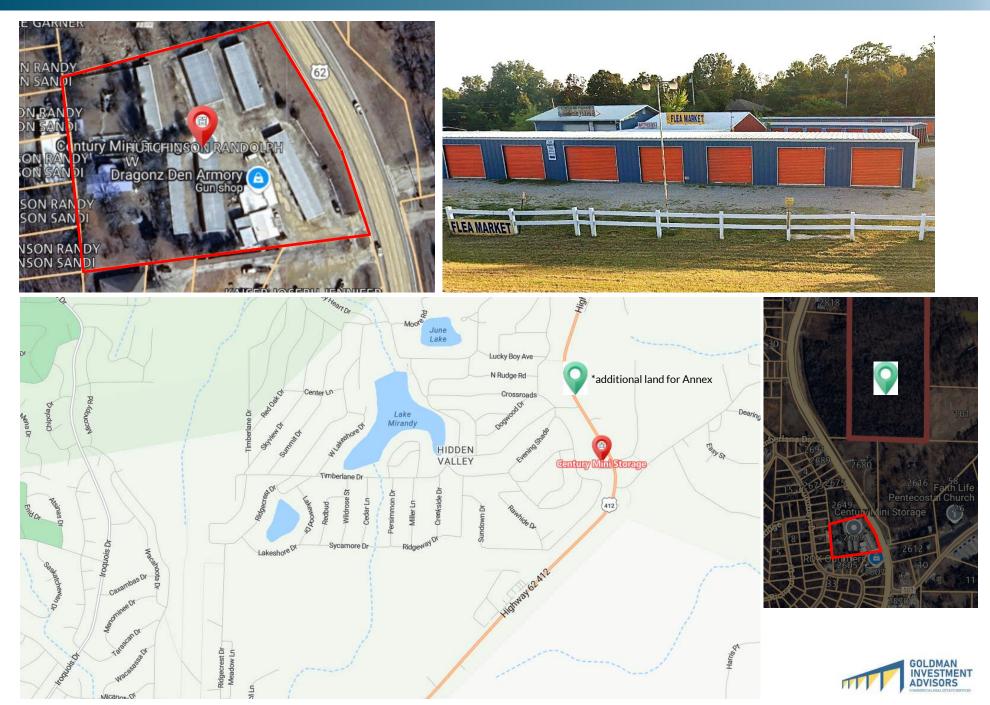
Acres: 2.95 plus 1.32 acres nearby

Year Built: 1998

Expansion: 2000-2021

Expansion Land: Yes
Physical Occ.: 98%





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