

# FOR SALE

Hazel Ave & Phelps Blvd SEC, Carthage, MO



## GENERAL INFORMATION:

Price: ~~\$370,000~~  
Reduced  
\$300,000

Total size: 6.17 acres

## PROPERTY INFORMATION:

Across from Quality Inn & Suites (Precious Moments hotel), north of new QuikTrip Travel Plaza, and near Schreiber Food distribution center with major expansion planned. This 6 acre parcel is ready for development. Just north of Lowe's and west of Wal-Mart Supercenter near the I-49 and Fir Road interchange in preferred south

## ADDITIONAL INFORMATION

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### [INTERACTIVE MAP](#)

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## WHY CONSIDER JOPLIN?

- 5th Largest MSA in Missouri: 208,000 People
- Daytime Population: 250,000 People
- 40-mile Trade Area: 466,000 People

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