

New Listing

# Branson Theater Complex For Sale

Bring your idea's alive in Branson Missouri

## Centrally Located in the Heart of Branson



### 18940 W. Hwy. 76 Country Blvd. Branson Missouri

Branson entertainment venue strategically located in the bustling heart of Branson Missouri. Located on Hwy. 76 Country Boulevard "The Strip" sits a two-theater complex and over 14,000 sqft. The larger theater seats 429 and the smaller holds 142 making this multi-functional property ideal for a wide array of large and small simultaneous shows, meetings, or special events. Outfitted with ticket counters, concessions, private offices, dressing rooms, mezzanine, storage, and a simple lobby to ensure both a smooth operation and a seamless guest experience. Located in one of America's premier destinations, this venue is positioned well to take advantage of the millions of people who visit the area and drive right past this property each year. Additionally, the space could be opened to accommodate an alternate use.

- FOR SALE
- \$1,300,000.00
- Two Theater Spaces 429 and 142 seats
- High Traffic Area
- Multi functional
- "Entertainment" Zoning
- Ample Parking
- Excellent Location
- MLS # 60278619

### Chris Vinton



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<b>60278619</b>	<b>Commercial-All Types</b>	<b>Other</b>	<b>Active</b>
<b>County:</b> Taney <b>Aprx Lot Size (Acres):</b> 1.5 <b>Aprx Year Built:</b> 1975 <b>Building Class:</b> A <b>Infill Allowance:</b> No <b>Lake/River:</b> None <b>Agreement Type:</b> Exclusive Right To Sell <b>Sign on Property:</b> No <b>Garage/Carport:</b> No		<b>List Price:</b> \$1,300,000 <b>Original List Price:</b> \$1,300,000 <b>List Price/SqFt:</b> 92.34 <b>Lot Dimensions:</b> 200 x 300 +/- <b>SqFt - Total:</b> 14,078 <b>Primary Frontage:</b> 200 <b>Primary Street Access:</b> Hwy 65 <b>Section:</b> 6 <b>Township:</b> 22 <b>Range:</b> 21 <b>Inside City Limits:</b> Yes <b>Construction Status:</b> Existing <b>Foreclosure/Short Sale:</b> No	

**Directions:** From Hwy. 65 take the Country Blvd. exit west to property on the left.  
**Legal Description:** PT LTS 8 & 9 NW4; CITY OF BRANSON Legal on Title shall govern.

**Agent Remarks:** Any and all offers must be made on MO forms.  
**Marketing Remarks:** Branson entertainment venue strategically located in the bustling heart of Branson Missouri. Located on Hwy. 76 Country Boulevard 'The Strip' sits a two-theater complex and over 14,000 sqft. The larger theater seats 429 and the smaller holds 142 making this multi-functional property ideal for a wide array of large and small simultaneous shows, meetings, or special events. Outfitted with ticket counters, concessions, private offices, dressing rooms, mezzanine, storage, and a simple lobby to ensure both a smooth operation and a seamless guest experience. Located in one of America's premier destinations, this venue is positioned well to take advantage of the millions of people who visit the area and drive right past this property each year. Additionally, the space could be opened to accommodate an alternate use. Bring your idea's alive in Branson Missouri \*\*Information contained in this listing has been obtained through third party sources deemed reliable. Listing Broker assumes no responsibility for its accuracy and Buyer shall independently confirm any information set forth above

Details	Dock Information	Tax & Legal
<b>How to Show:</b> Appt. Only; Call Listing Agent <b>Showing Service:</b> None <b>Lockbox:</b> LB Type: None <b>County:</b> Taney <b>View:</b> City; Panoramic <b>Miscellaneous:</b> Private Restrooms; Public Restrooms; Sprinkler; Water Heater-Electric <b>Utilities Available:</b> Electric; Gas; High Speed Internet Access; Public Sewer; Public Water <b>Business Type:</b> Theater	<b>Parking:</b> 20+ Spaces; Paved <b>Heating:</b> Electric; Forced Air <b>Cooling:</b> Central; Electric <b>Restrooms:</b> 4 <b>View:</b> No <b>Waterfront/View:</b> None	<b>Property Name:</b> God & Country Theater <b>Real Estate Tax:</b> 11,799 <b>RE Tax Provided By:</b> Assessor Records <b>Tax ID:</b> 17-3.0-06-002-006-006.000 2023 <b>Transaction Type:</b> Sale <b>Listing Info:</b> Listing Broker Is?: Seller's Agent

	<b>Presented by</b> Christopher Vinton Vinton Commercial Realty 1017 W. Main Hwy 76 Branson, MO 65616 Office Phone: 417-334-9400 Agent Phone: 417-861-6314 <a href="mailto:chris@vintonrealty.com">chris@vintonrealty.com</a> <a href="http://www.VintonRealty.com">http://www.VintonRealty.com</a> 2003020919	<b>Listing Office:</b> Vinton Commercial Realty 52605780 417-334-9400 License #:2011009386 <b>Listing Member:</b> Christopher Vinton 526000772 License #: 2003020919 <a href="mailto:chris@vintonrealty.com">chris@vintonrealty.com</a> <b>LB Type:</b> None <b>Showing Instructions:</b> Call Listing Agent <b>Property Sub-Type:</b> Other <b>Sign on Property:</b> No	<b>Agent Cell Ph:</b> 417-861-6314 <b>Office Ph:</b> 417-334-9400 <b>Listing Broker Is?:</b> Seller's Agent <b>Owner Name:</b> Jerry R. Presley <b>Status Change Date:</b> 09/25/2024 <b>Begin Date:</b> 09/25/2024 <b>Cumulative DOM:</b> 0 <b>Days On Market:</b> 0 <b>End Date:</b> 03/31/2025
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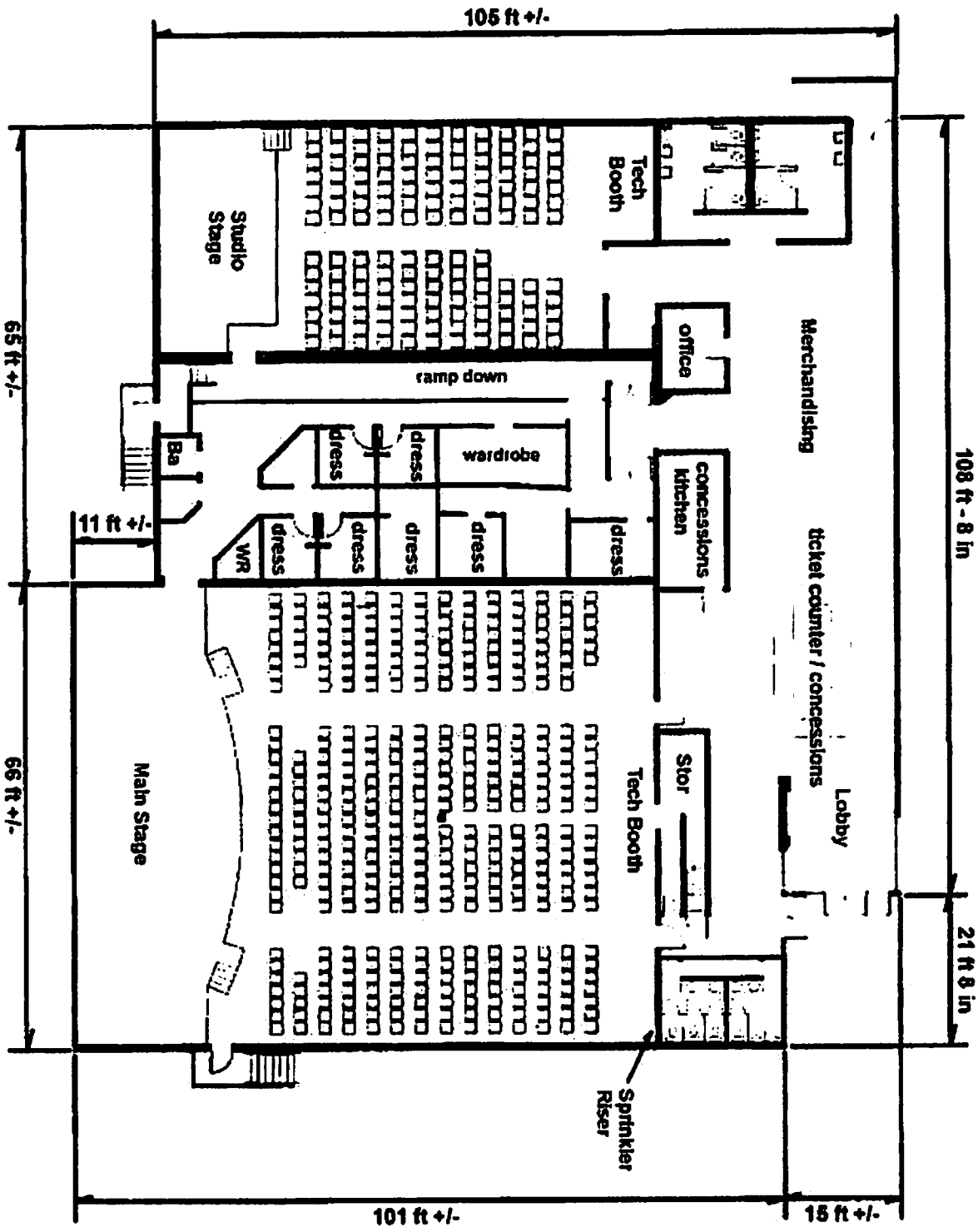
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