

Property Details

CONTROL: Exclusive VALUE: \$1,395,000
LOAN: \$350,000
EQUITY: \$1,045,000

TITLE: Workforce Housing Hotel Nat. Flag - High Upside in Growing Red State
TYPE: Hotel/Motel

HAVE: Workforce Housing Hotel Branson MO. 45 rooms. Can Add: other props to get 200 rooms. Great upside revenue if better mktg to GCs & subs. Built 1980. Metal roof-good shape. Owner motivated-do creative deals. Willing to exchange almost anywhere in the USA.

WEBSITE URL: <https://www.youtube.com/watch?v=QhDrBvQEzLU>

ADDRESS: 325 Gretna Rd, Branson, MO 65616, Branson, Missouri

BENEFITS TO NEW OWNER: 1. Highly motivated seller that will consider creative dals. 2. High revenue upside if buyer markets to GCs and subs in the market. 3. Building in good shape and passed inspections till Oct 2027.

GROSS SCHEDULED INCOME: \$305,186 Actual
VACANCY LOSS: \$0
GROSS EFFECTIVE INCOME: \$0
EXPENSES: \$160,437
NOI: \$144,749
DEBT SERVICE: \$0
CASH FLOW: \$144,749
CAP RATE: 10.38%



BENEFITS SOUGHT: Owner wants to move to another opportunity.

MOTIVATION: Seller has owned for over 10 years. He is motivated to move on to another property , maybe one that he can manage.

CAN ADD: Other similar hotel properties in Branson to increase to approx 200 rooms.

REMARKS: This is a opportunity to buy a value add property and gain substantial cash flow in a growing market.

OWNER:

COUNSELOR: Kurt Lord Phone: 314-862-5566
11477 Olde Cabin Rd., Ste 310 Cell: 314-960-5258
St. Louis, Missouri, 63141 Email: klord@lordpartners.com