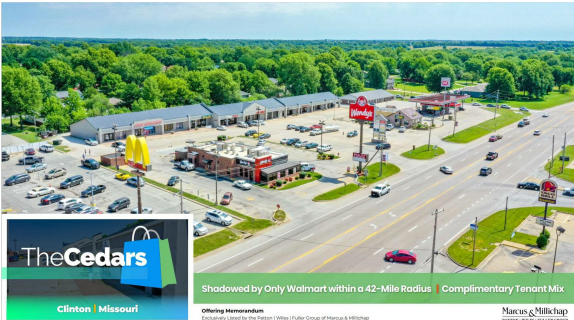


Clinton, MO: 3,700 SF Former Smiths Restaurant location

1719 East Ohio | Clinton, MO | US | Henry County

Available SF: 3,700 | Lease Rate: \$15 | Lease Terms: Modified Gross



Building Type:	Retail
Available SF:	3,700
Total SF:	3,700
Number of Stories:	1
Expandable:	No
Zoning:	Retail
Former Use:	Smiths Family Restaurant
Can Subdivide:	No
Within City Limits:	Yes
Construction Type:	Concrete Block
Lease Rate:	\$15
Lease Terms:	Modified Gross
Last Updated:	Jun 6, 2025

Economic Development Contact

Mark Dawson
Greater Clinton Area Chamber of Commerce
200 South Main Street
Clinton, MO 64081
(660) 492-6344 | mark@clintonmo.com

Realtor/Owner Contact

Chris Michael

660-5253707

Property and Area Description

Great location near Wal-Mart and many other fast food restaurants that help drive traffic to area. Average Daily Traffic Count of over 30,000/day. On main highway tyto Truman Lake and Lake of the Ozarks.

Population



Source: ESRI®, 2024

Households

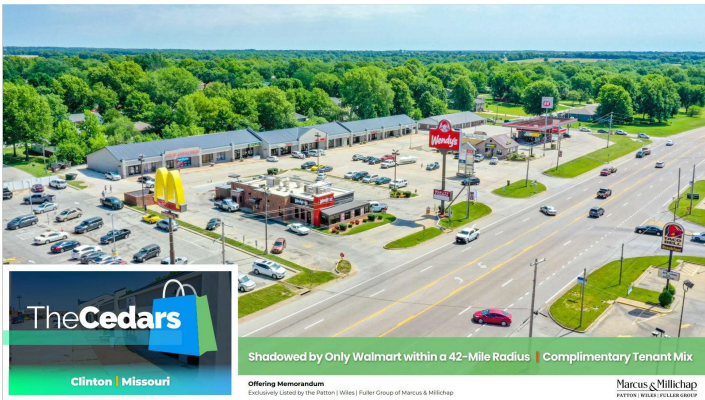


Source: ESRI®, 2024

Transportation

Nearest Highway: 7 Hwy (1/4 mile mi.)
Nearest Interstate: I-49 (38 miles mi.)
Ingress/Egress Notes: Accerss of Ohio Street and at Intersection of Ohio Street and 7 Hwy.
Rail Served: Unknown
Rail Served By: Unknown
Rail Accessible: Unknown
Rail Infrastructure in Place: Unknown

Property Images



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