

# Self Storage Investment Opportunity



## Smartlock Self Storage - Dexter



4 S Catalpa Street  
Dexter, MO 63841

Presented by:

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**LIST PRICE: \$1,175,000**

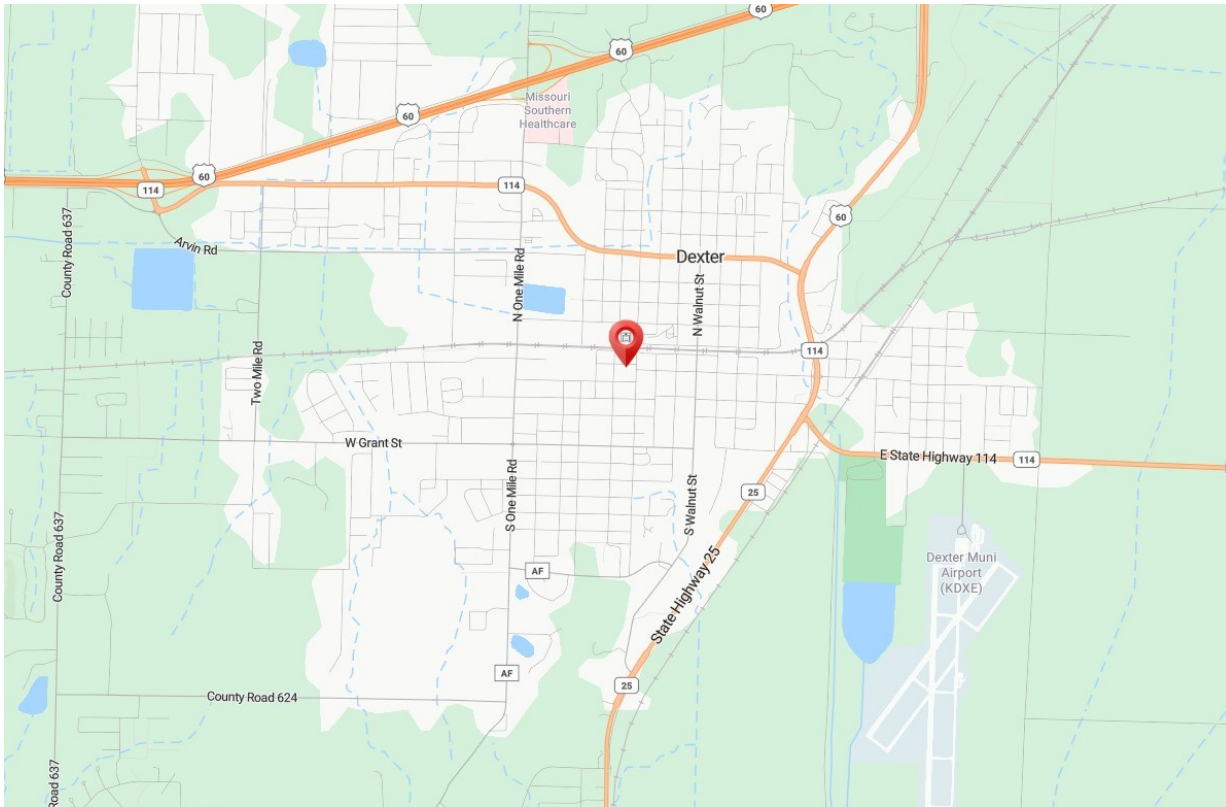
### INVESTMENT HIGHLIGHTS

- Self Storage Conversion opened in May 2023
- 100% Climate Controlled Facility
- Noke locks throughout the property
- Remote managed facility with high tech

### PROPERTY DETAILS

RSF:	13,730
Year Built:	Converted May 2023
Acreage:	1.45
Units:	125
Physical Occ.:	90%





Argus Self Storage Advisors and Dominus Commercial have compiled this information from sources believed to be reliable however can make no warranties, express or implied, to its accuracy. Buyer to conduct their own due diligence.