

# Custom Home or New Business Lot Near Downtown

516 W Booneslick Rd, Warrenton, 63383



**7.92 acres** ♦ **\$198,000**

- ♦ **Mix of Open and Wooded Acreage**
- ♦ **Zoned Residential, but Commercial Potential**
- ♦ **Lays Great for New Home or Business**
- ♦ **City Water and Sewer Available**
- ♦ **Close to Downtown Warrenton**
- ♦ **Warrenton R-III School District**

\*Sheds are of no value

Directions: Take the Warrenton exit #193 off of Highway 70 to left on State Hwy 47. Turn right onto E Booneslick/Main Street. Right behind Schraer Heating and Air Conditioning building, turn right to property.



**Phil Reid**

Cell: (314) 486-8642

Office: (636) 456-5922

Phil@LandToday.com

**Westbound Real Estate**



21 N Stringtown Rd.  
Foristell, MO 63348

**www.LandToday.com**