WESTBOUND REAL ESTATE, LLC

21 N. Stringtown Rd, Foristell, MO 63348



MAIN STREET FRONTAGE - ZONED C2







PRIME COMMERICAL OPPORTUNITY!!! This historic all-brick building located on Main Street offers flexibility with its zoning. Perfect for use as a small office, boutique, bookstore, or even a coffee shop...many possibilities! Located in a high visibility area with steady traffic flow that can benefit a small business. Features include original woodwork, butler pantry, high ceilings, tons of natural light inside, covered front porch, and large parking area in the rear of the building. Additionally, an attic & basement can be transformed for more expansion or storage. Plus, the biggest bonus - no grass to mow!

Price $215,000

1,528 sq ft

2+ office spaces

1 bathroom

203 W. Booneslick Rd.
Warrenton, MO 63383

Property information deemed reliable but not guaranteed. Square footage, acreage, and property condition should be independently verified by the buyer. Price and availability are subject to change.

PHIL REID
Owner/Broker
314-486-8642

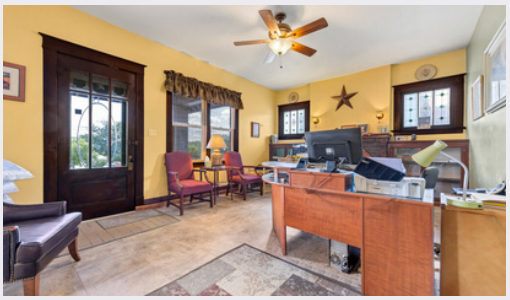


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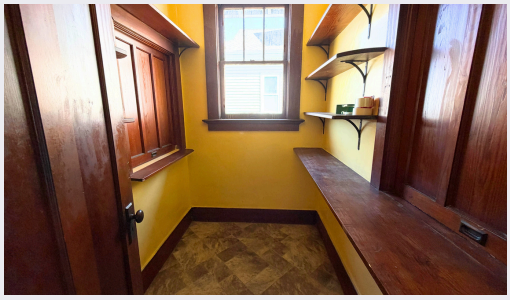
Office: 636-456-5922
phil@landtoday.com

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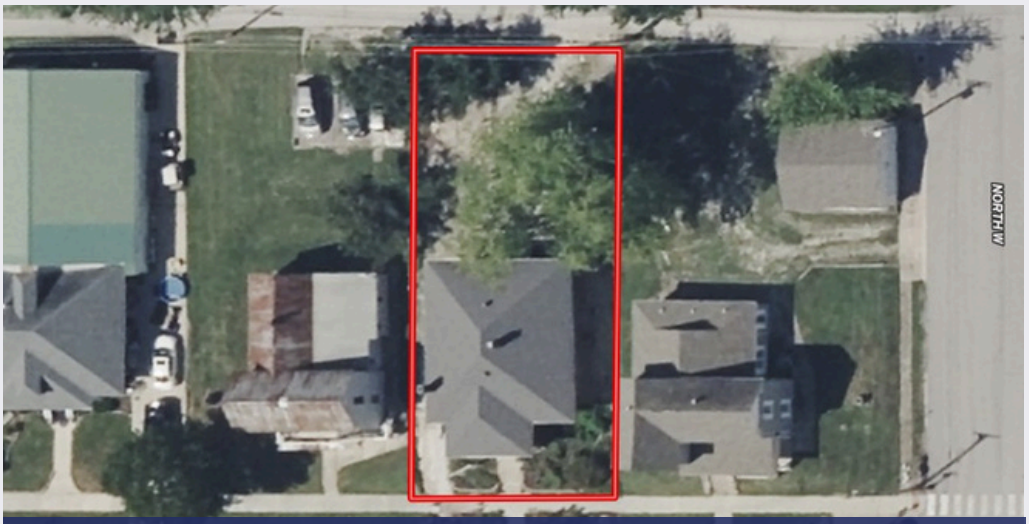
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Google Coordinates 38.811245, -91.150461

PROPERTY FEATURES

- Main Street Frontage
- Newer Windows
- Original Woodwork
- No Grass to Mow
- Prime Commerical Location
- Warren County R-III Schools
- Taxes - $1,786 for 2025

DIRECTIONS

I-70 W to exit 193 for MO-47 (Warrenton), left onto S. Hwy 47, follow for .8 miles to a right on Booneslick Rd/E Main St. Destination is a half mile on the right.

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