



Cort Dietz
 www.callcort.com
 cortdietz@jcloud.com
 314-623-6200

Commercial & Indr. 360 Property View

244 East Main St, Festus 63028

Listing

244 East Main St, Festus 63028

MLS#: **24070963** Status: **Active**
 County: **Jefferson** Muni/Twp: **Festus**
 Area: **Festus** SubD: **Adams**

L Price: **\$299,900**
 O Price: **\$299,900**
 L Date: **11/12/2024**



Recent: 11/12/2024 : New

General Information

C Type:	Commercial Land, Office Land, Retail	Entry Dt:	11/12/2024	DOM:	
Area:	395	Exp Dt:	10/31/2025	CDOM:	
Zoning:	CT1	Sqft:	5,136 (Appraisal)	Lot Dim:	106x28
Lot Acres:	.083	Pr/SF:	\$58.39	Lot SF:	3,602 (County Records)
Tax Exmt:		Lse \$/SF:		Own #:	
Taxes Pd:		Tax Yr:	2024	Own Nme:	Compass
Type:	Commercial & Indr.	Occ Nm:		Occ Nm:	Compass
Cross St:	Mill				
Occ Ty:	Owner				
Ownership:					
Lic Sell:	Seller's Agent				
Poss:	Negotiable				
Offering:	Sale				
Tax ID:	19-3.0-06.0-4-030-005				

Details

# Bldgs:	1	# Stories:	2	# Docs:	0	1st Fl SqFt:	2568
Sqft Bldg:	5136	Sqft Off:	5136	Sqft Rtl:	5136	2nd Fl SqFt:	2568
PLDA Prk:		PLDR L Dk:		PLDR # Drs:		PLDR Rail:	
Cng Hght:		Prk Spc:	0	Apx Rd Fr:	138		
# Drive Dr:	0	Bldg #/L:		Unit #/L:			
Int Walls:	Drywall			Utilities:	Cable, Electric, Gas, Water, Sewer, Telephone		
Paved Dm:	0			Electric:	220 V, Ameren		
Conditions:	Unknown			Bldg Fuel:	Electric, Gas		
Roof:	Flat			Land Info:	Included		
Water:	Public			Water Mn:			
Sewer:	Public			Sewer Mn:			
Exterior:	Brick						
Cooling:	Central-Electric						
Bldg Heat:	Forced Air						
Lse Trms:	None						
Sale Inc:	Building & Land						
Bldg Type:	2 Stories, Office Building						
Cur Use:	Office/General, Office						
Pot Use:	Office/General, Retail Operation						
Construct:	Conventional						
Location:	City						

Rd Access: **City Street**
 Prk Desc: **None**
 Op Exp: **Electricity, Gas, Property Insurance, Water & Sewer**
 Disclosure: **City, Code Compliance Reqd, Flood Plain No, Sellers Discl. Avail**

Remarks

Ag Rmks: **LA must accompany all showings only M-F business hours. Send your offer to cortdietz@icloud.com in PDF format only.**

Mrk Rmks: **Historic building on corner of MAIN & MILL! Originally the Farmers & Merchants Bank Building! Surrounded by Lots of thriving restaurants, salons, retail stores on this strip of historic Festus. AMAZING location and it has entrances on both Main Street and Mill Street! The main level features approximately 2568SF with 9' ceilings, a period store front, period ceilings and fully sprinkled. This is currently office space but could easily be converted to other use. The 2nd has approx.2568SF and is fully utilized for offices, large meeting room and much more.**

Show Inst: **Call Listing Agent, Listg Agt Accompany**

Financial Information

Gr Op Inc:	\$1	Total Exp:	\$1	Net Inc:	\$1	Mrg Pay:
AV Lnd:	\$1	AV Impr:	\$1	AV Total:	\$1	A Fee:
1st Assum:	No	2nd Mrtg:	N/A	Bal:		
Assm Pay:		Yrs Rmn:		Int Rt:		
Poss Buy Fee:	No	Spc Conds:	None			
AgrTy:	Excl. Right to Sell			AgrTy2:	Not Applicable	
TrnsTy:	Sale			Conc Consid YN:		
Sell Trms:	Cash, Conventional					

Agent/Office Information

LA:	Cort A Dietz (ID: cordietz)	LA License#:	2013013345
LA Ph:	314-623-6200		
LO:	RE/MAX Realty Cafe (ID: RMRC01)	LO Office#:	2015013935
LO Ph:	636-797-8600	LO Fax:	636-789-4887
List Asc#:			

Realist Tax

Click on the arrow to view Realist Tax

RatePlug Info

Click on the arrow to view RatePlug Info

Photos



