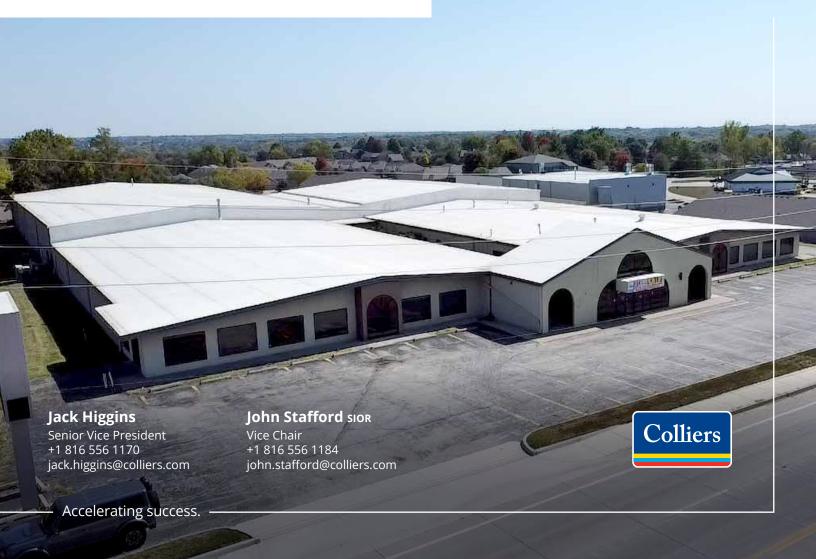
# Industrial For Sale

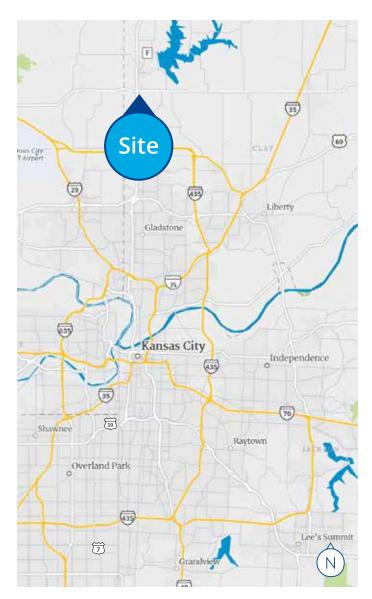
1501 U.S. 169 Highway Smithville, Missouri



# Available For Sale

1501 U.S. 169 Highway

Property Features	
<b>Building Size:</b>	62,775± SF
Showroom/ Office Area:	26,680± SF
Land Area:	3.06± acres
Year Built/ Renovated:	1975/1999
Zoning:	B-3 - General Business District
Loading:	5 dock-high doors  • 3 - 6'x10'  • 2 - 8'x10'  2 drive-in doors  • 1 - 6'x10'  • 1 - 12'x12'
Clear Height:	9'-20'
Sprinkler:	Wet
Parking:	40+ striped parking stalls
Price:	\$2,400,000 (\$38/SF)

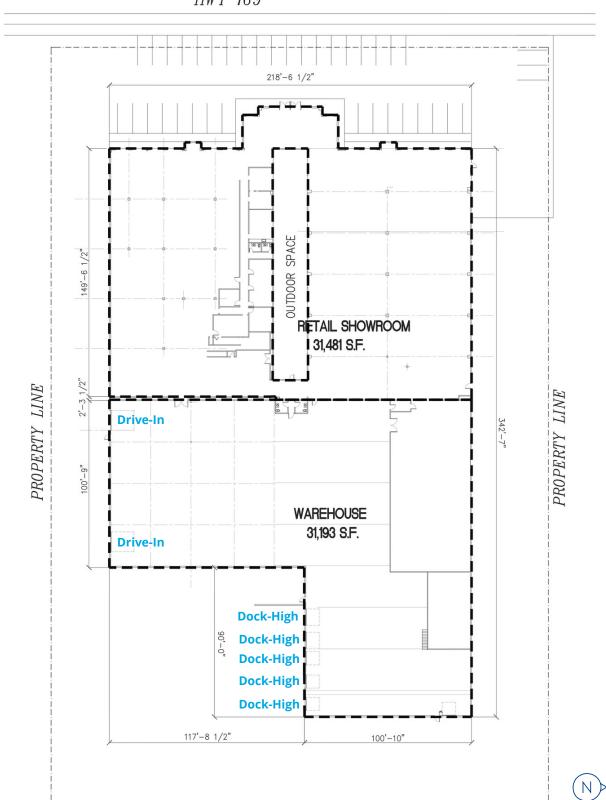




# Floor Plan

1501 U.S. 169 Highway

HWY 169



1501 U.S. 169 Highway







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