



## Owner-User/Investment Opportunity in Cass County

- Two Industrial & One Retail Buildings
- ±18,337 Total SF On a ±1.48 Acre Lot
- 7 Drive-In Doors
- Prime Signage in the Heart of Belton

### For more information:

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## Building Specifications

Total Building Size: ±18,337 SF

Building Count: 3

Lot Size: ±1.48 Acres

Address/Size/Property Type: **105 N Chestnut St:** ±10,000 SF of Industrial/Flex**230 E North Ave:** ±7,500 SF of Industrial/Flex**230 E North Ave Suite A:** ±837 SF of Retail/Office**Total Size:** ±18,337 SF

Year Built: 1986 - 1993

Loading: 7 Drive-Ins

Parking: 20 Spaces

Existing Users: Auto Body Repair, Tattoo Shop, Upholstery, Graphic Designer

Neighboring Users: Dollar General, Scooters, Pancho's Mexican Food, and More!

Zoning: C-2

Real Estate Taxes (2024): \$12,221.69 (\$0.67 PSF)

Parcel ID: 05-01-12-300-000-028.000

Legal Description: BG SW CR SW,E319';N300';W319.94';S TBG 925/200

105 N Chestnut St

Belton, MO 64012

For Sale

Property Photos



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Belton, MO 64012

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Property Photos

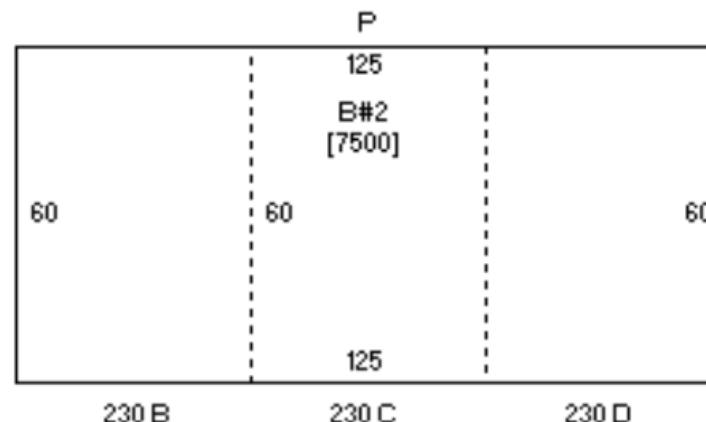
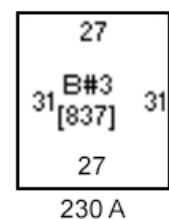
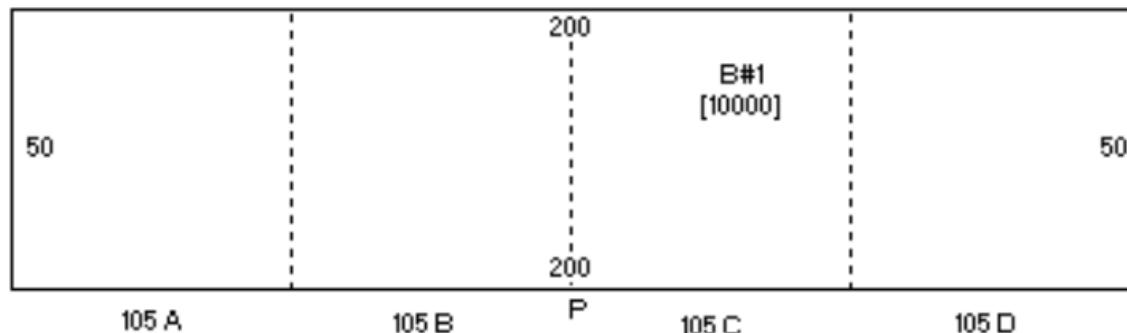


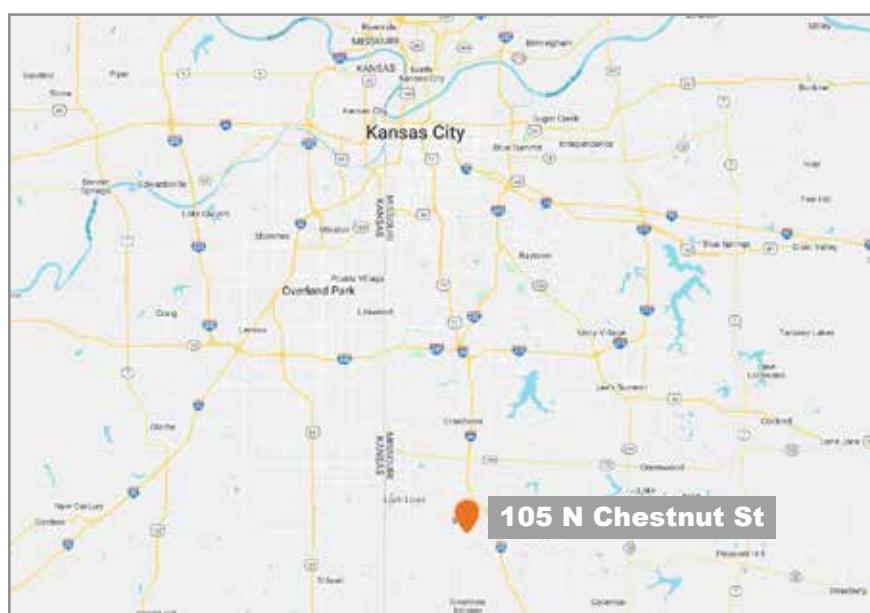
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Floor Plans





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