



LAND/BUILDING FOR SALE

7795 SE Scott Road, Holt MO 64048

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OVERVIEW

This property is composed of approx. 2 acres and is currently operating as a church. The original building was built in 1990, with an addition made in 2000. Current education wing is two levels totaling approx. 3,960 sqft of finish with separate mens and womens restrooms with 2 stalls each, kitchenette, and multiple offices/classrooms. The Large group sanctuary room is very updated and has open layout with approx. 2,520 sqft and seating for approx. 175 people.

HIGHLIGHTS

- Private Parking Lot
- Turn Key Church Building
- Large Group Rooms
- Multiple Classrooms and Offices

FOR SALE

\$575,000

Building Approx. 6,480 sqft
Lot Approx. 2 Acres





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Detailed PropertyListing

STREET ADDRESS:	7795 SE Scott Rd	COUNTY:	Clinton
CITY, STATE:	Holt, MO	ZIP:	64048
BLDG. SIZE:	6,480 sq ft	LAND AREA:	Approx 2 acres, TBD
BLDG. DIMENSIONS:	Irregular	LAND DIMENSIONS:	TBD
OFFICE AREA:	3,960	ZONING:	Currently Religious
TYPE OF CONSTRUCTION:	Metal/Frame	CONDITION:	Excellent
YEAR BUILT:	1980 original + additions in 2000	NO. FLOORS:	Two
CEILING HEIGHT:	13	ROOF TYPE:	Comp (New 2025)
PARKING:	On site, gravel lot	PLANS AVAILABLE:	No
SPRINKLER TYPE:	None	HEAT TYPE:	FA Propane
LIGHTING TYPE:	Mixed	NO. REST ROOMS:	—
ELECTRIC SERVICE:	Single phase	SALE PRICE:	\$595,000
Internet Service	United Fiber	SALE TERMS:	Negotiable
Gas Service	Propane Thompson	EXIST. FINANCING:	None
Water	PWSD #3	R.E. TAXES:	Tax Exempt
DATE AVAILABLE:	Negotiable	INSURANCE:	

NOTES:

Education Wing This area of the building is approximately 1,980 sq ft on each level (1st & 2nd). Main level includes 2 offices, men's & women's restroom with 2 stalls each, kitchenette that serves the offices and the open to the sanctuary. The upstairs is accessed via two staircases and has been used for offices, meeting rooms and even a short-term apartment.

Sanctuary Very updated and open layout, the sanctuary is approximately 2,520 sq ft (36'x70'). Vaulted ceiling, seating for approximately 175, wired sound booth.

