



**2832 E Malone Avenue, Sikeston, MO 63801 -- \$1,500,000**

Listing Courtesy of: CENTURY 21 Premiere Realty



<b>1997</b> Built	<b>13.2</b> Lot	<b>36600</b> Building	<b>Empty</b> Status
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<b>ESqFt(Above):</b> 36600	<b>Utilities:</b> Public	<b>Acres:</b> 13.2
<b>Year Built:</b> 1997	<b>Water:</b> City	<b>Flood Zone:</b> Yes
<b>Zoning:</b> Highway Commercial	<b>Waste:</b> Sewer	<b>County:</b> Scott
<b>Size:</b> 36600	<b>Heating:</b> Gas & Electric	<b>County Taxes:</b> 6309
<b>Status:</b> Empty	<b>Cooling:</b> Central	
	<b>Rural:</b> No	
	<b>Baths:</b> 5+	

**Type:** 22,500 sq ft retail sales building  
 8,100 sq ft metal shop building built in 1990  
 6,000 sq ft motorcycle shop built in 1993

This property consists of three buildings. A 22,500 square foot retail sales building, formally known as (AG Mart). A Motorcycle Shop that is 6,000 square feet and a 8,100 square foot open shop building. All this sets on 13 acres that is elevated and dry. The AG Mart building is very well insulated and has 9 HVAC units, 2 public restrooms, 1 employee bathroom and a FULL bath just off the main office. The lighting in this building has been upgraded to the T8 LED type. The motorcycle shop has been divided in half with the front half used for display and the back half for repairs. This building has 2 bathrooms and 2 offices.



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