

22300 Us Hwy 61
Oran, MO 63771



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MLS# MIS25080100



\$498,900

2 Bedrooms | 2 Bathrooms | 1,200 Sqft

This rare opportunity offers the perfect combination of business and living space right on Highway 61. The property features an expansive shop with over 3,000 square feet, complete with two large overhead doors and a convenient half bath. Attached to the shop is an 800-square-foot office that is fully heated and cooled, providing an ideal space to manage operations while offering additional storage. Upstairs, you'll find beautifully designed living quarters with two bedrooms and one bath, creating a comfortable home above your workspace. Built in 2023, the property sits on six acres and includes both county water and a private well, making it perfect for animals, gardening, or future expansion. With its prime location, modern construction, and versatile layout, this property is a rare chance to own a shop house that seamlessly blends business potential with residential comfort. Don't miss out, contact us today before this opportunity slips away.



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For full listing details, please scan:

