

317 S Kingshighway
Perryville, MO 63775



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\$1,950

Position your business for success with this highly visible commercial property located directly along Highway 61 in Perryville, Missouri. Offering outstanding exposure, easy access, and excellent traffic counts, this property presents an exceptional opportunity for business owners, investors, or those seeking shop, warehouse, or light industrial space. The building encompasses approximately 3,890 square feet and is constructed of concrete block, providing a solid and long-lasting structure. Originally built in the 1930s, the building has been updated over the years and offers immediate functionality while providing excellent potential for future improvements or customization. Designed with versatility in mind, the building is ideal for a variety of commercial uses including automotive, contractor operations, warehouse storage, equipment service, manufacturing, or light industrial applications. Multiple overhead doors allow for convenient vehicle and equipment access while creating an efficient workflow throughout the building. Whether you're looking to expand your existing business, establish a new location, or invest in a property with outstanding commercial potential, this Highway 61 location offers the visibility and accessibility to help your business grow.



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