

**105 Troutdale Rd**  
Gravois Mills, MO 65037



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**MLS# 3581288**



**\$120,000**

**20,000 Sqft**

Bring your ideas and vision to this spacious 20,000+ sq. ft. multi-level warehouse, conveniently located and full of potential. Formerly used as a marble fabrication and distribution company, this solid building is ready for its next chapter, whether that's commercial, mixed-use, residential conversion, or community space. The structure features several floors of versatile space, including large open work areas, private offices, two bathrooms, and multiple garage doors offering excellent accessibility for deliveries, equipment, or future layout redesigns. With high ceilings, strong construction, and flexible configuration, the possibilities are endless for manufacturing, storage, event venue, creative studios, or even a live-work development. While the property will need some updates and finishing work, its size, layout, and location make it an outstanding opportunity for investors, business owners, or developers seeking to reimagine a one-of-a-kind building. Unlock the potential of this expansive space and create something truly unique and valuable, properties of this scale and versatility rarely come available!



**Kimberly Smith**

RE/MAX Lifestyles

For full listing details, please scan:

