



MISSOURI Land & Farm

www.missourilandandfarm.com • Office: 660-258-3185 • Fax: 660-258-2082

COMMERCIAL BUILDINGS – 1.42 ACRES – MARCELINE, MO

401 East Scott Street, Marcelline, MO 64658

Linn County

\$485,000



CONTACT:



JEFFREY QUINN

Broker

660-734-3925

jquinn@missourilandandfarm.com

CONTACT:



BRIAN DAVIS

Sales

660-413-2582

bdavis@missourilandandfarm.com



Missouri Land and Farm is pleased to present an outstanding commercial opportunity on the southern edge of Marceline, Missouri—formerly home to Craftsman Hardware. This versatile property includes two buildings offering a combined total of approximately 8,668 square feet, thoughtfully designed to accommodate a wide range of business operations.

The primary building, constructed in 2001, encompasses 7,168 square feet and is both functional and adaptable. Upon entry, you're welcomed by an approximately 8' x 8' entrance area that leads into a spacious 24' x 46' front section. This area includes an open office layout, a private main office, separate men's and women's restrooms, and additional storage space—ideal for administrative or customer-facing use.

Beyond the front section lies an expansive 50' x 96' workspace featuring raised truss ceilings, 11'3" sidewalls, and a maximum usable height of 12'3". This area is perfectly suited for manufacturing, warehousing, or workshop needs. It also includes an additional restroom, a designated break/eating area, several smaller offices or workrooms, and a convenient 10' x 8' garage door access. Extending from this is another 30' x 40' workspace equipped with two -10'x 9' overhead garage doors, providing excellent accessibility for equipment or deliveries. The building is further enhanced by three-phase electrical service, making it ideal for heavy-duty operations.

The secondary building, constructed in 2006, is a 1,500-square-foot (30' x 50') finished pole barn. Fully equipped with water, heat, wood cabinets and a 10' x 9' garage door. This structure has been previously used for woodworking and finishing, offering a turnkey solution for similar trades or adaptable use for other business ventures.

Connecting the two buildings is a durable concrete drive and loading area, allowing for efficient movement between spaces. The property's layout, visibility, and ample room for expansion make it an exceptional choice for a variety of commercial or industrial applications.

Offered at just \$56 per square foot, this property represents a compelling value—well below the cost to construct similar facilities in today's market.

For more information or to schedule a showing, contact:

Jeff Quinn at 660-734-3925

Brian Davis at 660-413-2582

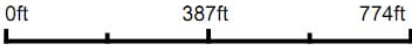
Conner Quinn at 660-412-2626

Aerial Map



©2026 AgriData, Inc.

Boundary Center: 39° 42' 8.66, -92° 57' 10.22



Maps Provided By
surety
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2025 www.AgriDataInc.com

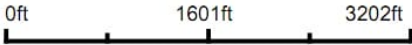
31-57N-18W
Linn County
Missouri

4/26/2026

Aerial Map



Boundary Center: 39° 42' 8.66, -92° 57' 10.22

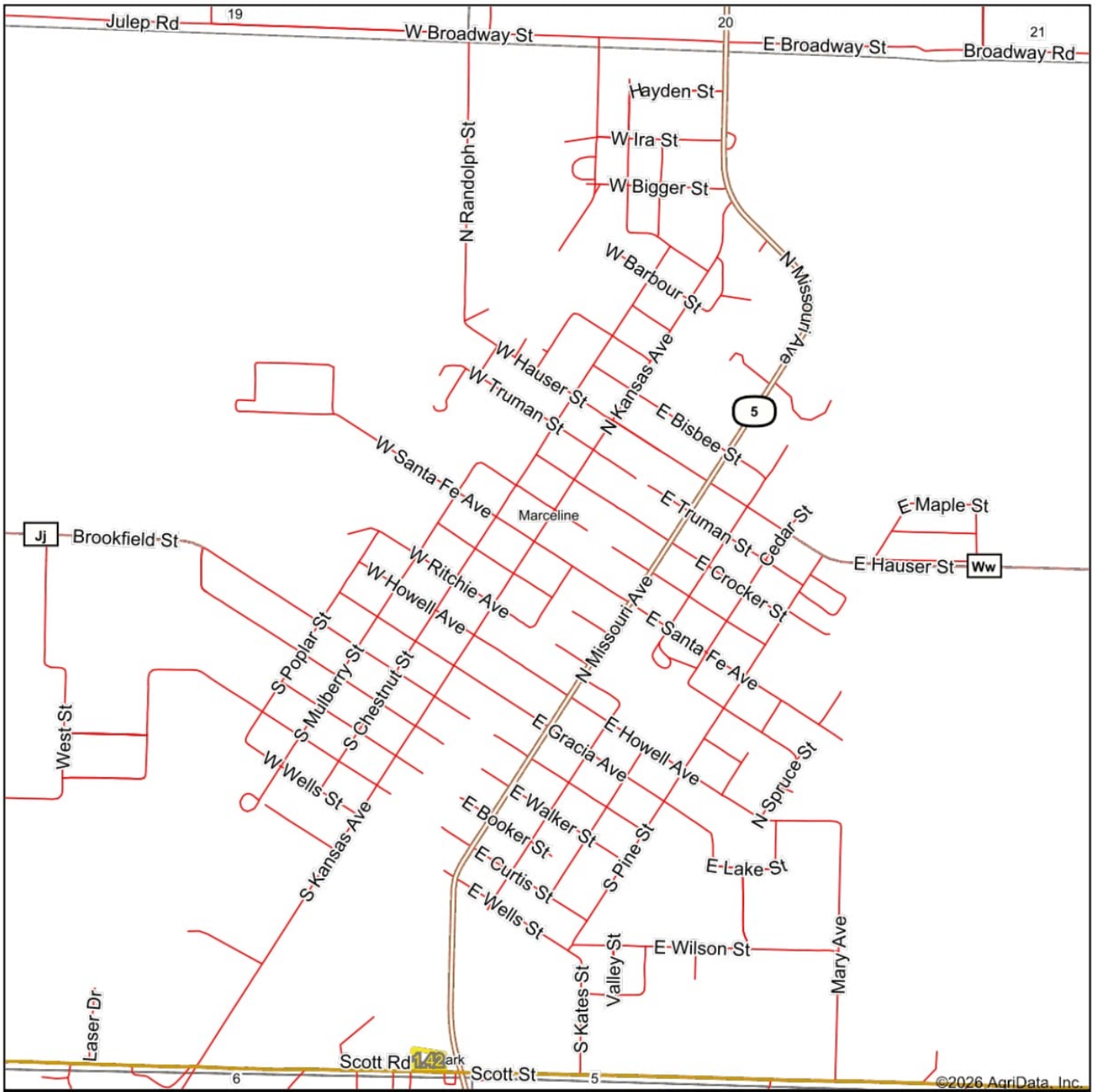


Maps Provided By
surety
CUSTOMIZED ONLINE MAPPING
© AgriData, Inc. 2025 www.AgriDataInc.com

31-57N-18W
Linn County
Missouri

4/26/2026

Overview Map



Map Center: 39° 43' 0.97, -92° 56' 54.56

0ft	1601ft	3202ft
-----	--------	--------



4/26/2026