

FOR SALE

251 Acres Commercial Land

1157 S. Pointe Prairie Rd, Wentzville MO 63385



Property Highlights

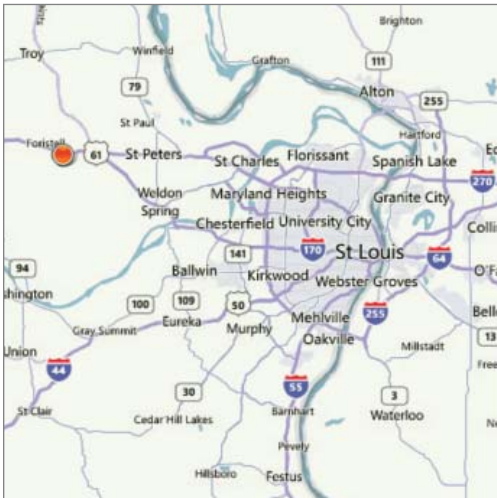
- Strategically located at I-70 & I-64/40 and connected to a network of interstates crossing the nation
- Ideal for retail / entertainment complex, light industrial, retirement community or hotels
- Situated between Pearce Blvd & Hwy T interchange
- Planned David Hoekel Pkwy & I-70 interchange will greatly enhance site accessibility
- 1,391' of frontage on I-70 with visibility to 43,139 vehicles per day
- Zoning designated commercial by the Wentzville Master Plan

U.S. Census Demographics

- 100 Miles:
Population: 4,072,725
Households: 1,600,960
Avg HH Income: \$65,596
- 200 Miles:
Population: 10,292,287
Households: 4,099,606
Avg HH Income: \$59,388
- 300 Miles:
Population: 35,395,147
Households: 13,629,202
Avg HH Income: \$67,227

Sale Price

\$85,000 per acre or \$1.95 psf



Contact



Commercial Real Estate Services, Worldwide.

Brenda Lowder
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blowder@naidesco.com

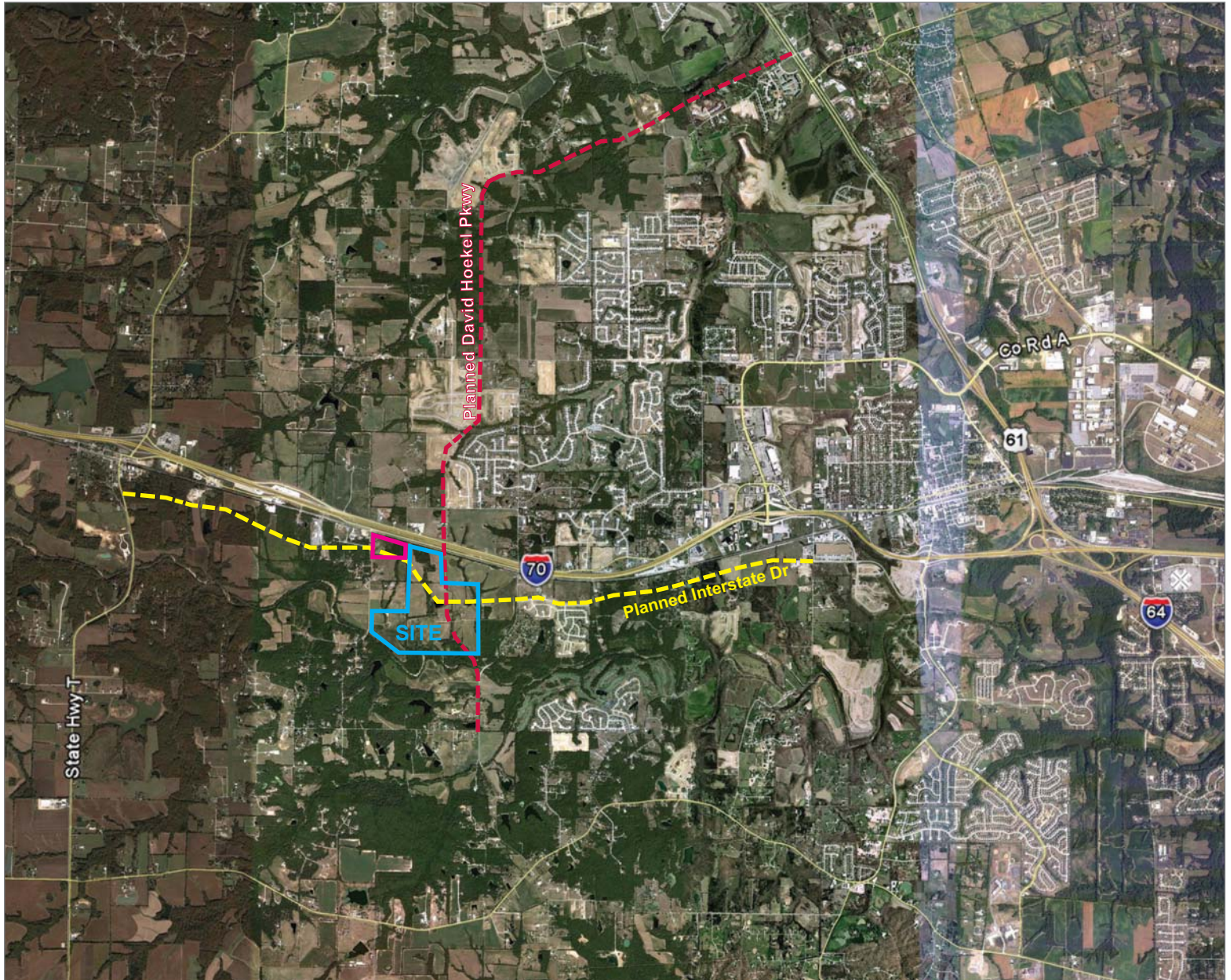
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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease or purchase.

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AERIAL VIEW

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