

FOR SALE / LEASE

2,377 SF Bldg with Drive-Thru

9715 Natural Bridge Rd, St. Louis MO 63134

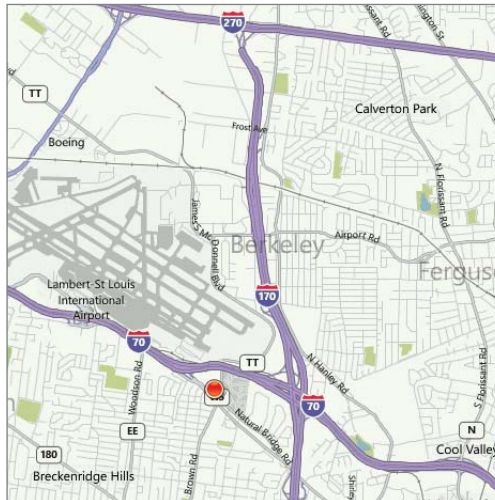


U.S. Census Demographics

	1 Mile	3 Miles	5 Miles
Population	7,350	82,067	258,412
Households	3,060	33,683	107,547
Avg HH Inc.	\$57,359	55,125	58,147

Traffic Counts

- 20,312 VPD on Natural Bridge
- 113,374 VPD on I-170
- 153,067 VPD on I-70



Property Highlights

- 2,377 SF former fast food site with drive-thru
- 1.14 acres
- Frontage on Natural Bridge Rd
- Adjacent to Lambert Int'l Airport
- Convenient access to I-70, I-170 & I-270

Sale Price / Lease Rate

\$380,000 / \$40,000 per year NNN

Contact



Commercial Real Estate Services, Worldwide.

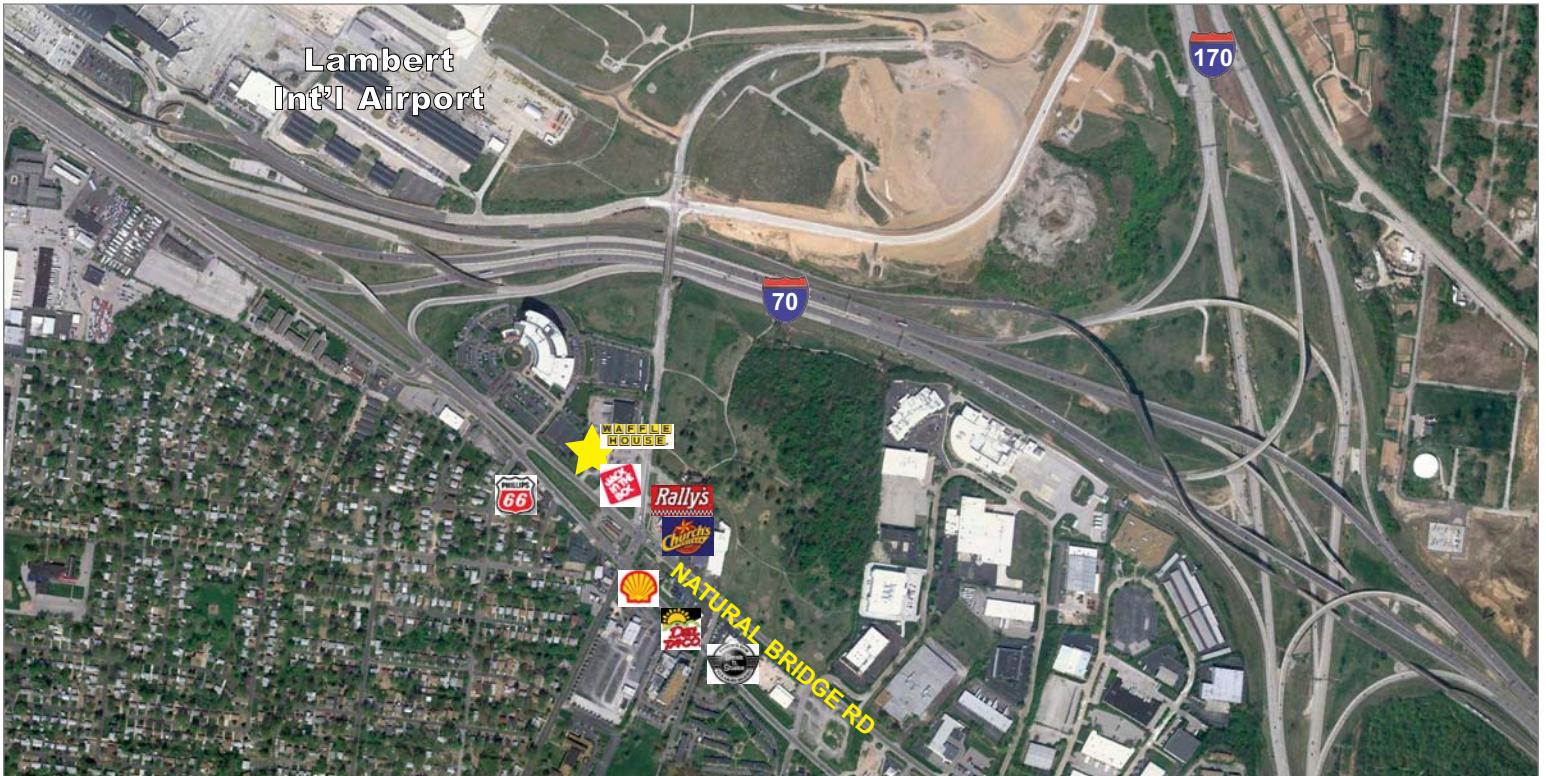
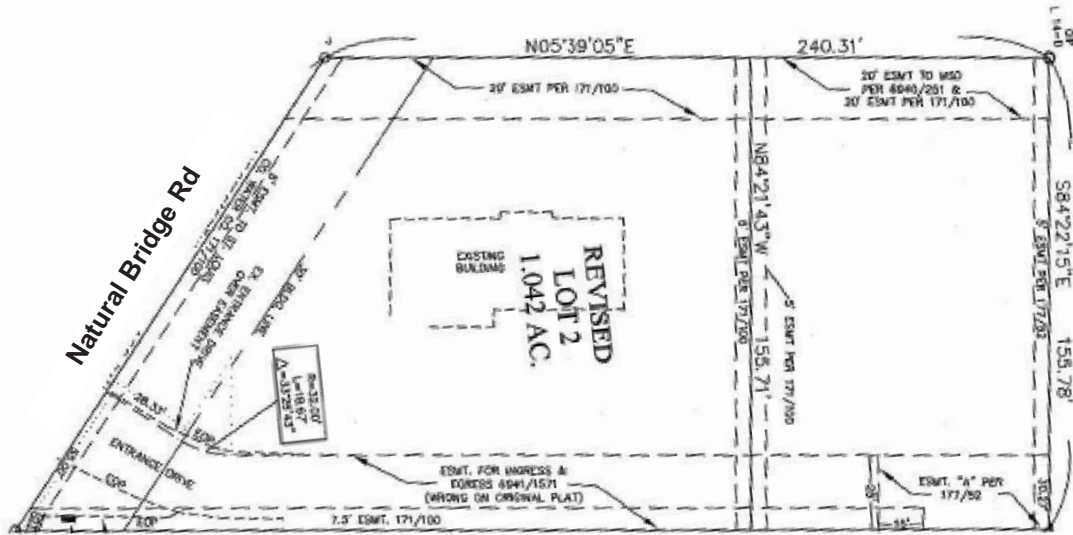
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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease or purchase.

SITE PLAN & AERIAL

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