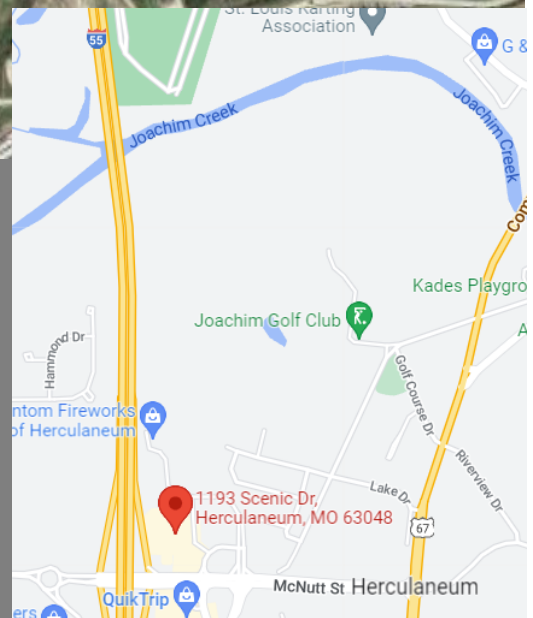
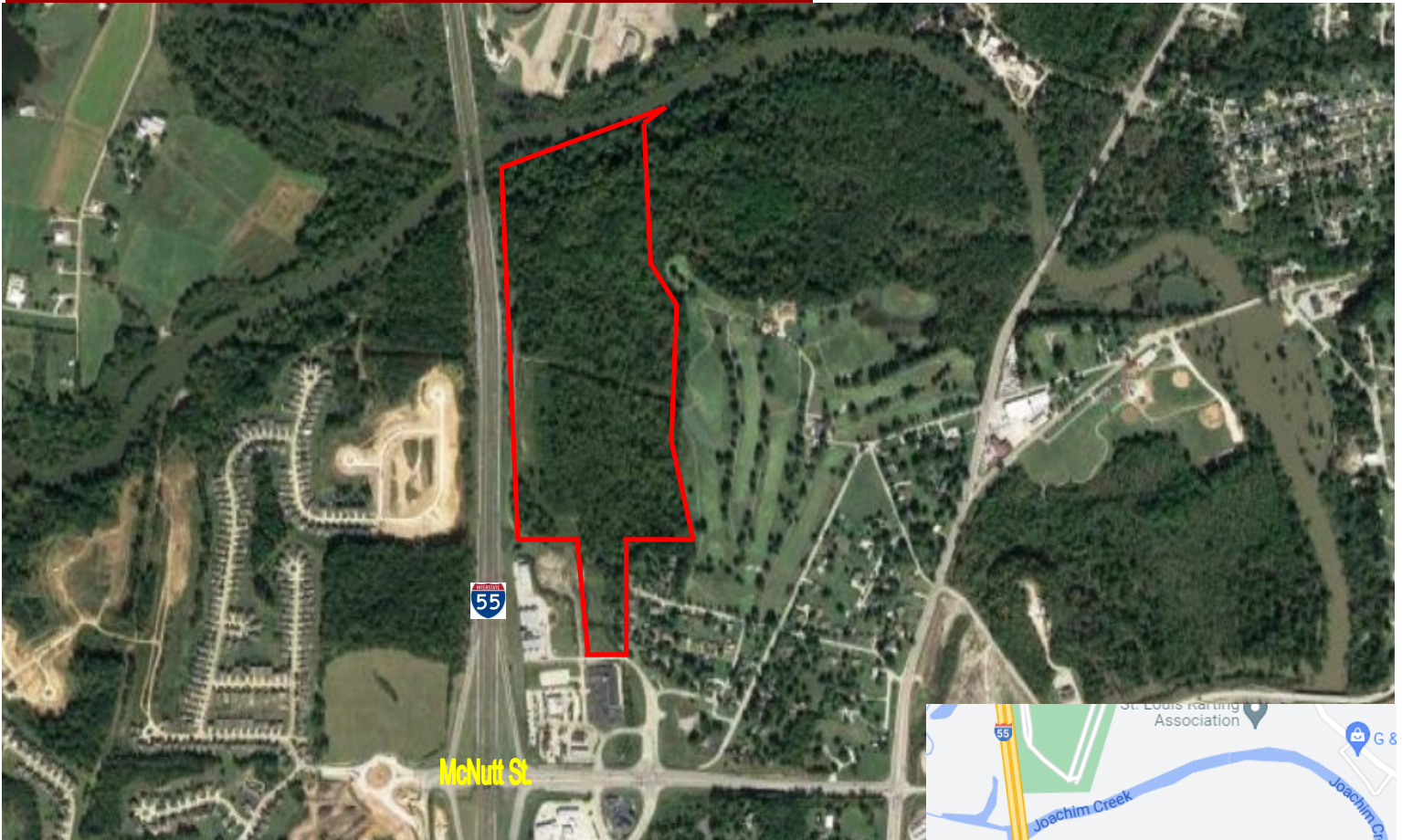


FOR SALE

65+/- ACRES

HERCULANEUM, MO 63048



Herculanum, MO

- Approx. 65 +/- acres in the NE quadrant of I-55 and McNutt St.
- Zoned CT1
- Tax increment financing already in place
- 2,000 ft of frontage on I-55
- This is a fabulous industrial opportunity on the I-55 corridor
- All utilities to site

FOR SALE: \$4,250,000.00 or \$1.50 PSF

FOR MORE INFORMATION

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The information herein is not warranted although it has been obtained by the owner of the property or from other sources. It is subject to change without notice. Sellers and brokers make no representation as to the environmental or other conditions of the property and recommend that Purchaser investigate fully.



