

FOR SALE RARE DEVELOPMENT OPPORTUNITY

5.51 ACRES

S. Lindbergh Blvd. at Concord Village Ave. 63123



Property Features

- 5.51 acre parcel located on S. Lindbergh Blvd. at Concord Village Ave
- Parcel zoned C-8
- 471 feet of frontage on S. Lindbergh Blvd. and Concord Village Avenue
- Strong retail trade area with an average daily vehicle count of 34,108
- Existing site plan available upon request

DEMOGRAPHICS

	3 MILE	5 MILE	7 MILE
Approx. Population	80,775	217,602	407,942
Households	36,219	94,203	176,371
Avg. Household Income	\$73,763	\$76,389	\$75,618

Sale Price: \$3,988,000.00

Steve Bahn

314.503.7601

Steve@bahnrealty.com