



For Lease

3993 W Outer Road · Arnold MO · 63010





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PROPERTY HIGHLIGHTS

- 9,200 SF Retail Building located in Arnold – multiple suites available with flexible configurations
- Excellent visibility from I-55, with quick access just south of Richardson Rd & Vogel Rd intersection
- Planned renovations include new signage, full exterior painting, parking lot upgrades, LED lighting, and more
- 115,000+ Vehicles Per Day on I-55 and 15,000+ on W Outer Road
- Monument and building signage available
- Strong demographics with dense residential neighborhoods located in a high-growth corridor
- Zoned CC-2 (Jefferson County) allowing a wide variety of retail, office, and commercial uses
- Contact Broker for Pricing

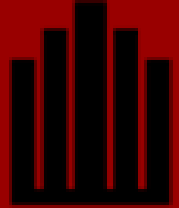




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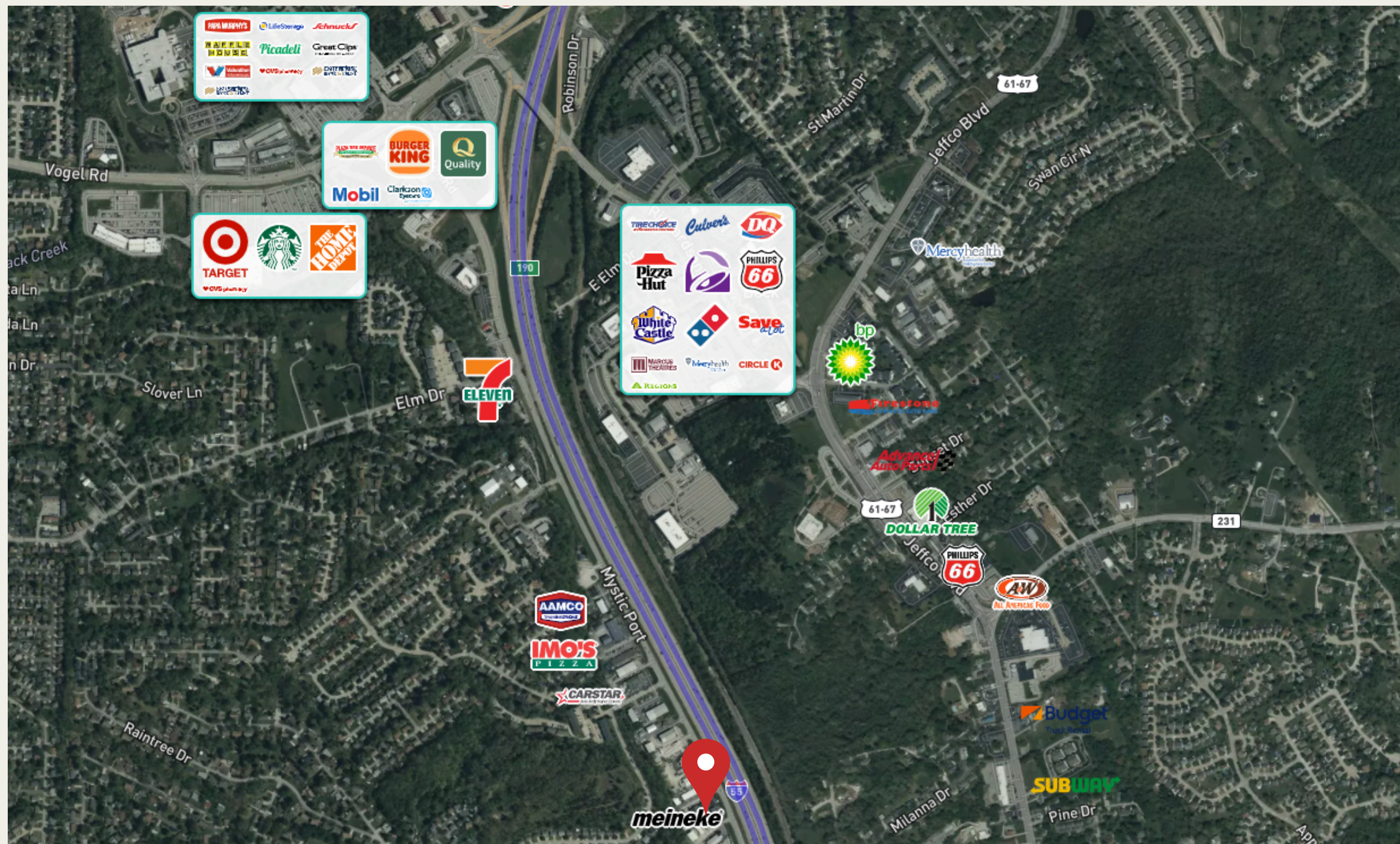
PROPERTY LAYOUT





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LOCATION



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