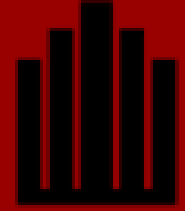


14248 Manchester Road, Suite E · St. Louis MO, 63011

1,600 SF Retail Space Available
Rent: \$25.00/SF NNN

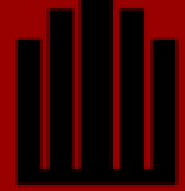




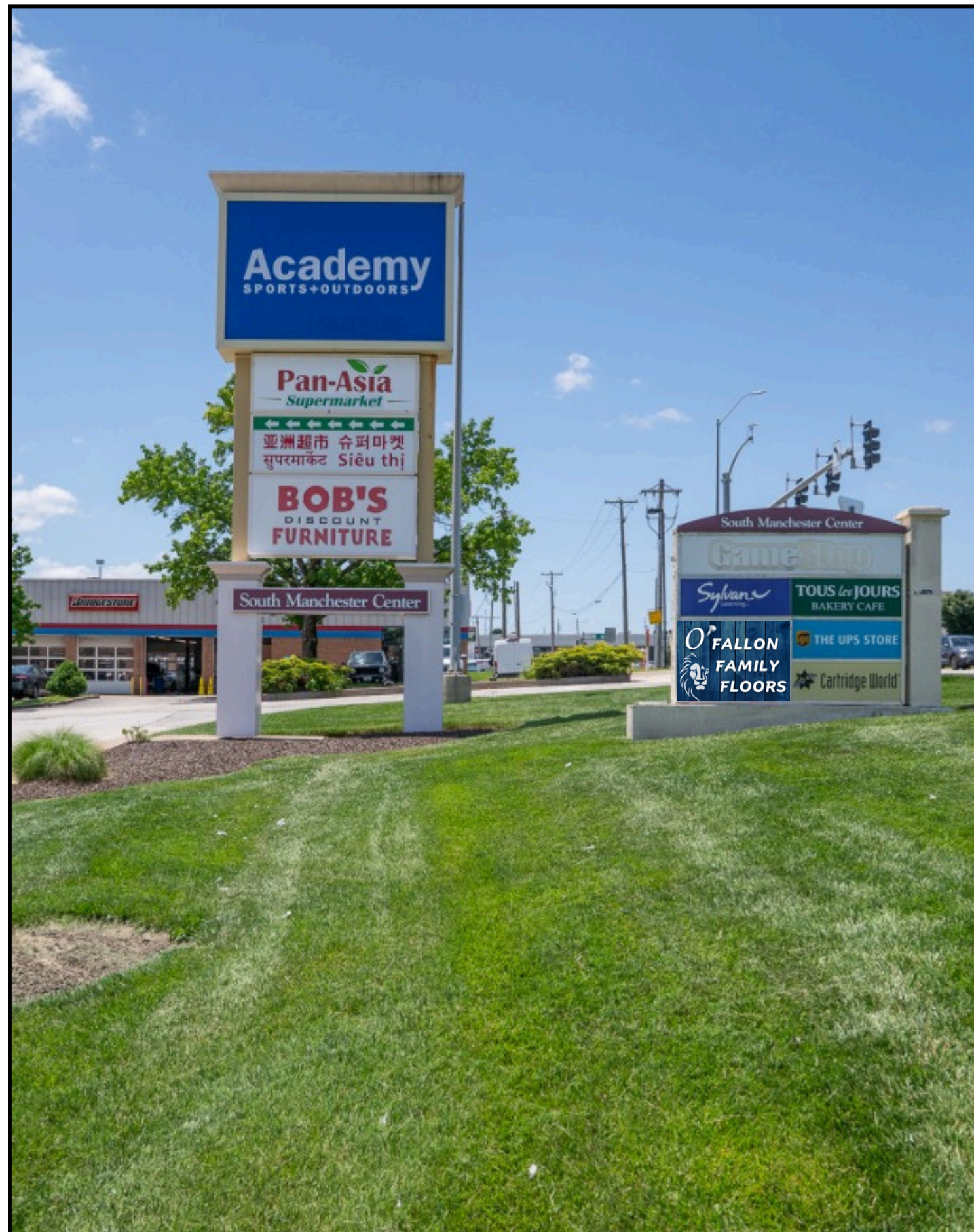
PROPERTY FEATURES

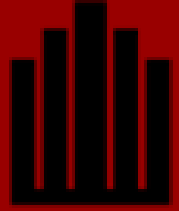
- Prime retail location on Manchester Road just east of Highway 141
- Excellent frontage along St. Louis County's premier commercial corridor
- Exposure to 40,000+ vehicles per day on Manchester Road
- Ideal for retail, medical, office, or service-oriented users
- Strong signage and branding opportunities with great visibility along Manchester Road
- Convenient access to Interstate 270, Highway 141, and surrounding submarkets with strong demographics
- Surrounded by a strong mix of national and regional retailers, including Walmart Supercenter, Crunch Fitness, PGA Tour Superstore, Sam's Club, Costco, Nordstrom Rack, Aldi, Walgreens, CVS Pharmacy, The Home Depot, Lowe's, Starbucks, Chick-fil-A, McDonald's, and many others





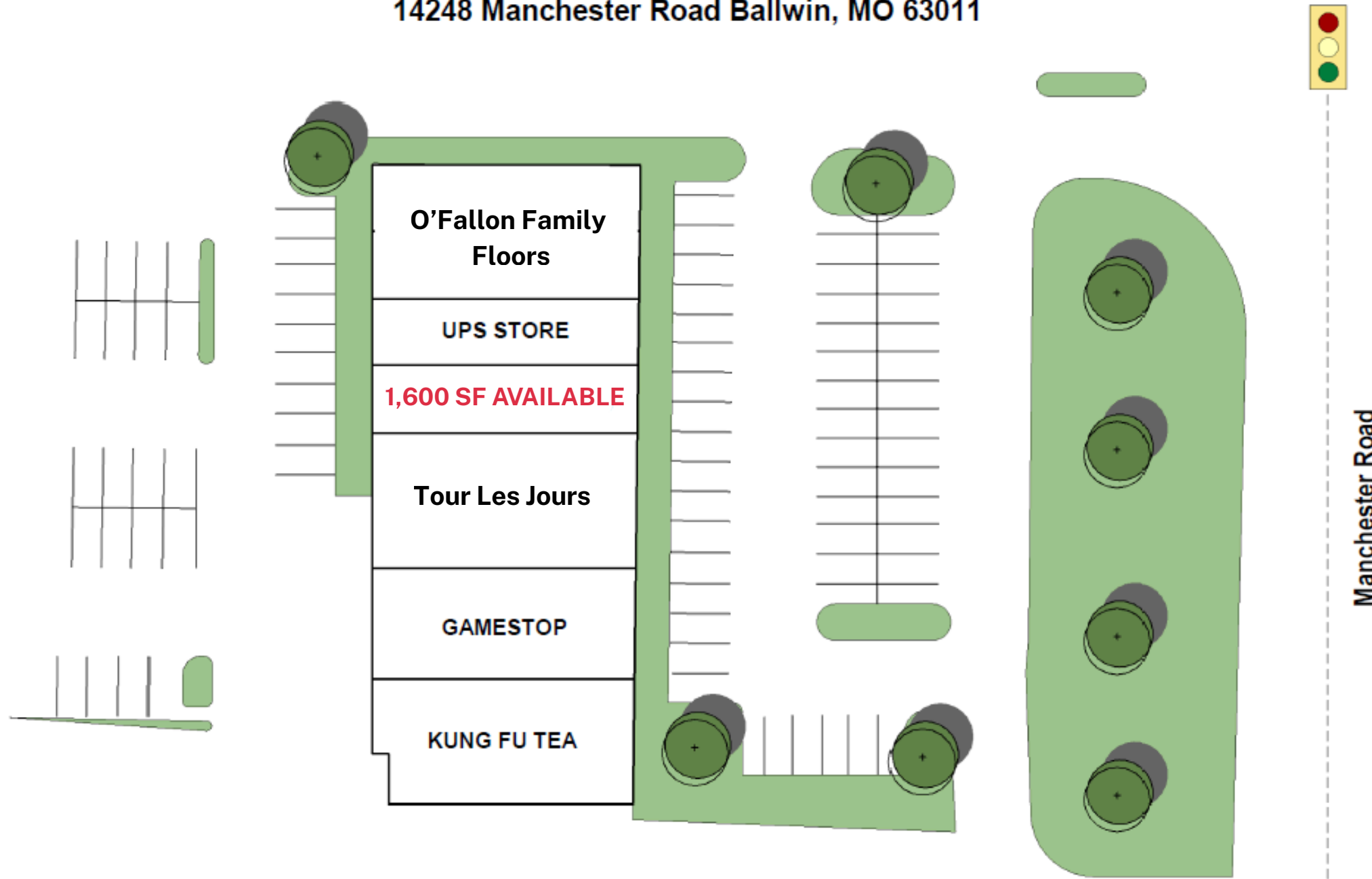
14248 Manchester Road, Suite E · St. Louis MO, 63011





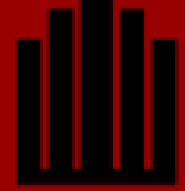
Manchester Center

14248 Manchester Road Ballwin, MO 63011



Occupied

MANCHESTER CENTER			
#	Address	Tenant	Size
1	14248 Manchester Road-A	Kung Fu Tea	2,806 SF
2	14248 Manchester Road-B	GameStop	2,594 SF
3	14248 Manchester Road-D	Tous Les Jours	3,200 SF
4	14248 Manchester Road-E	AVAILABLE	1,600 SF
5	14248 Manchester Road-F	UPS Store	1,600 SF
6	14248 Manchester Road-G	O'Fallon Family Floors	1,600 SF
7	14248 Manchester Road-H		1,600 SF



14248 Manchester Road, Suite E · St. Louis MO, 63011

HYW 141
47,000 VPD

Pan-Asia
Supermarket

Bob's

Academy
SPORTS + OUTDOORS

SHUBERT DESIGN
FURNITURE

Slyman Bros
APPLIANCES

DOBBS
TIRE & AUTO CENTERS

Firestone



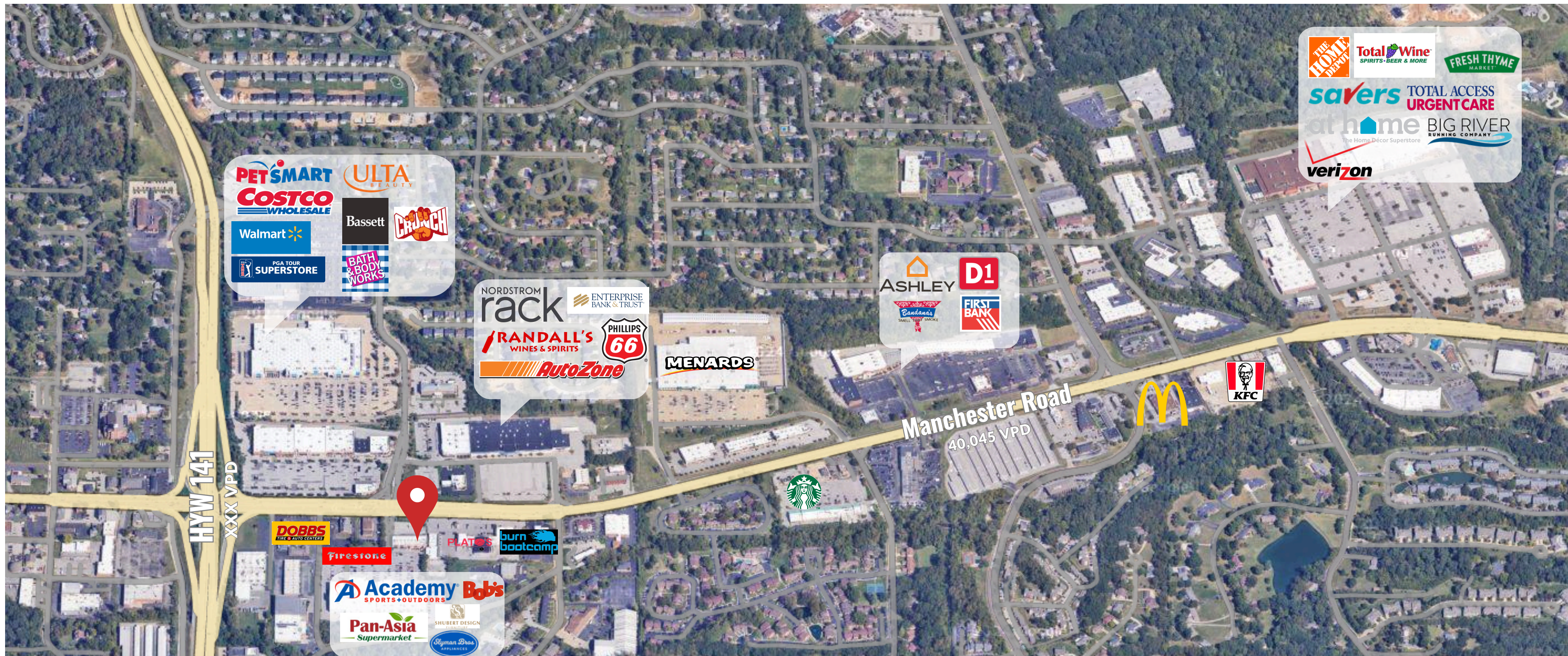
Manchester Road
40,045 VPD

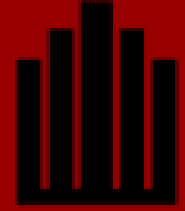
PLATO'S

burn bootcamp



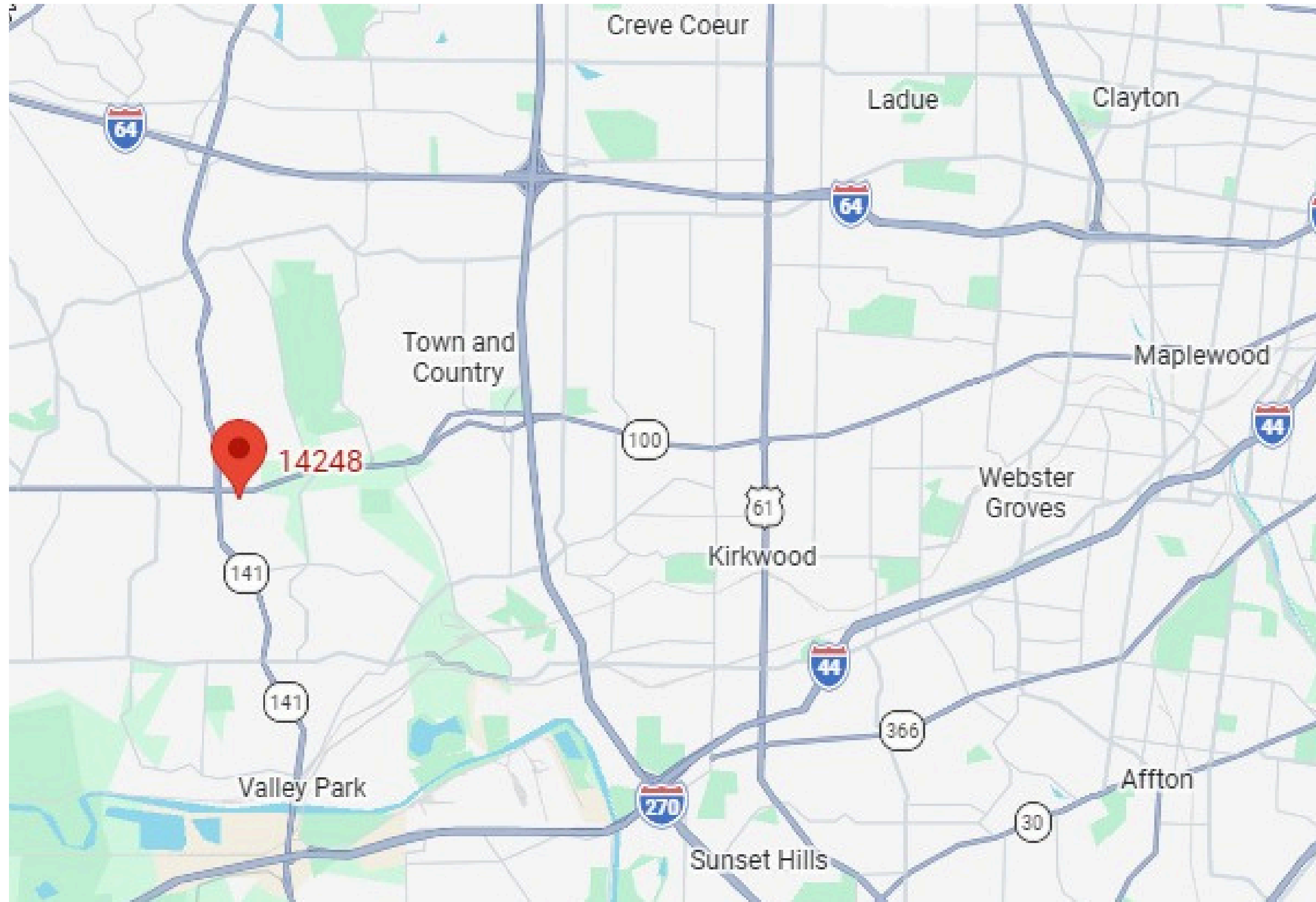
14248 Manchester Road, Suite E · St. Louis MO, 63011





14248 Manchester Road, Suite E · St. Louis MO, 63011

LOCATION



Nick Bahn

Partner

Office: 314.849.5858

Cell: 314.322.2020

Nick@bahnrealty.com

Brian

Partner

Office: 314.849.5858

Cell: 314.322.2020

Nick@bahnrealty.com

