



**Lease Rate: \$15.95 Plus NNN**



**CALL TODAY FOR VIEWING.  
MUST HAVE APPOINTMENT TO TOUR**

## **Incredible Restaurant/Bar For Lease!**

Beautiful restaurant and bar lease opportunity that includes all the furniture, fixtures and equipment. This build out is one of a kind with high end finishes and is a MUST SEE. The 1<sup>st</sup> floor is a turnkey restaurant ready for lease! Additionally, the 2<sup>nd</sup> floor could be rented for office space or possible apartment. This is a great location with high traffic counts!



5800 Gravois Ave  
St. Louis, MO 63116

## REAL ESTATE PRICE INFO

**Lease Rate: \$15.95**

**Large deposit required for restaurant assets**  
(Furniture, fixtures and all equipment remains as part of the lease.)

## BUILDING & LAND INFORMATION

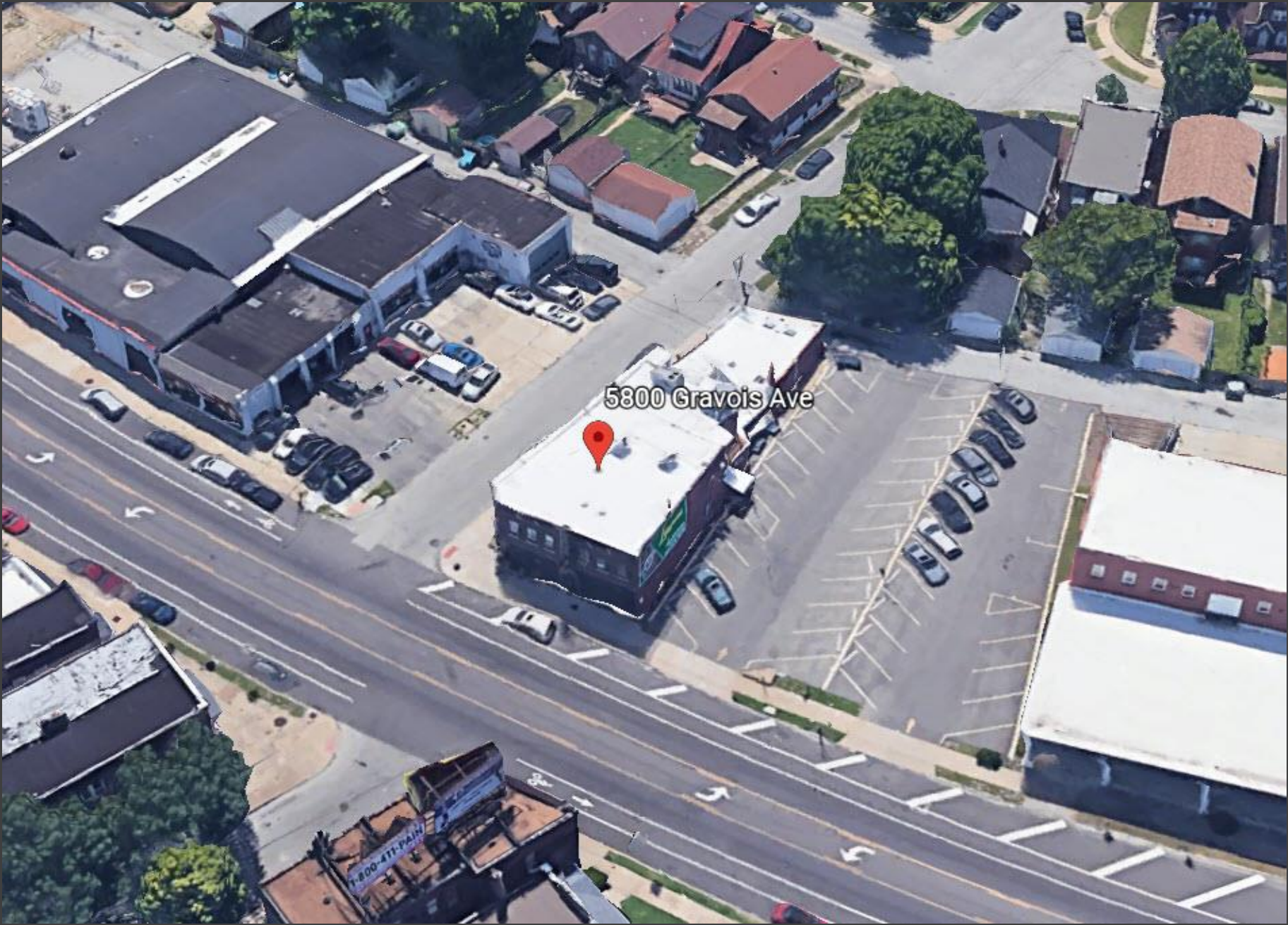
- Building- 7,500 Sq. Ft (+/-) With full basement, finished for use.
- 1<sup>st</sup> floor Restaurant- 5,000+/- Sq. Ft, 2<sup>nd</sup> floor office - 2,500+/- Sq. Ft.
- Parcel # 6063-22-0085-1
- Mixed use building restaurant/retail on 1<sup>st</sup> floor and office on 2<sup>nd</sup> floor
- Turnkey restaurant, bar, full kitchen, walkins, prep room, elevator and more!



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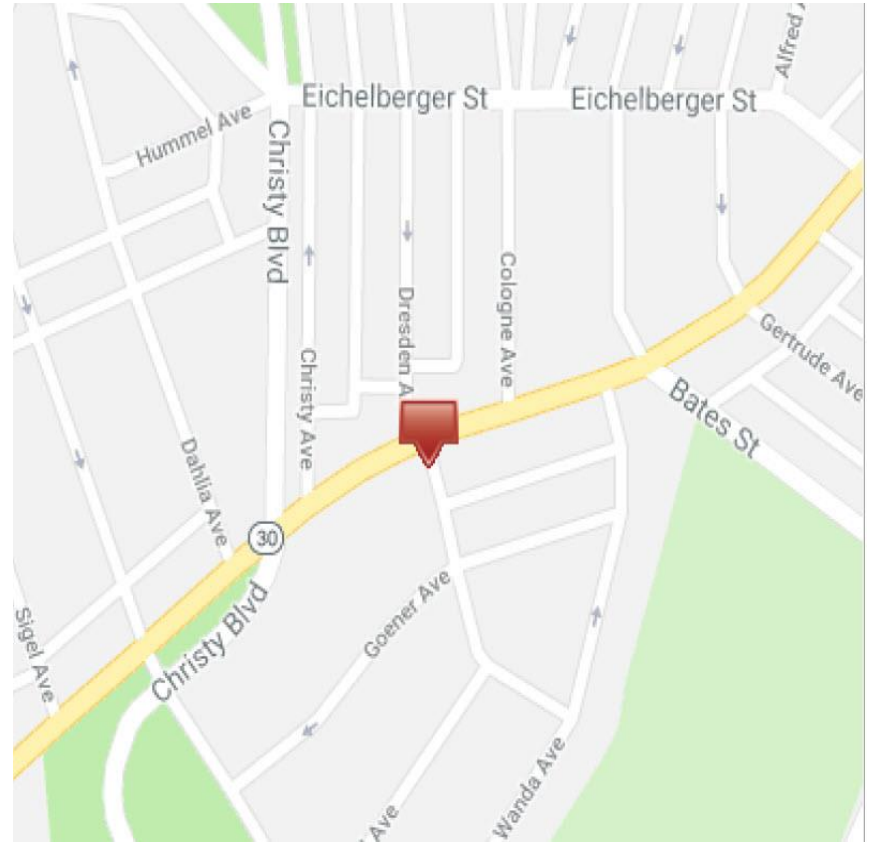
- NEW, TURN KEY, opportunity for an experienced restaurant operator.
- Beautiful build out with high class finishes and all of equipment included in lease.
- The kitchen has 2 hoods, 2 tiled walks ins, large prep area, dining room, this is a MUST SEE!
- Turn-Key Bar/Restaurant for lease!
- The building has great visibility, near Bevo mill on Gravois
- The 2nd floor possible use private party space, office space, and/or a studio apartment, with restroom & kitchen.
- The property is zoned F - Neighborhood Commercial.
- Call today to set up a private showing!

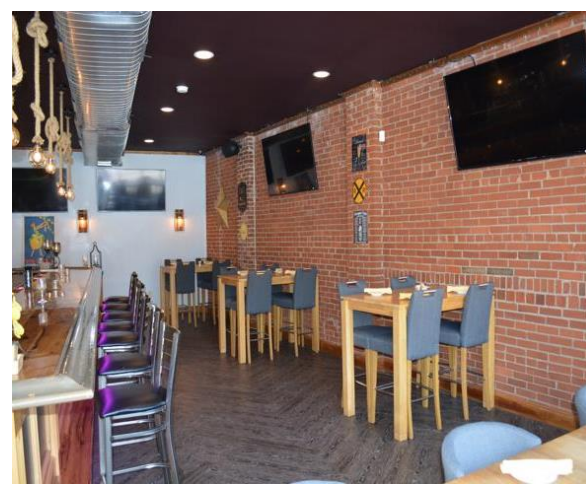


5800 Gravois Ave



1-800-411-PAIN







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CALL TODAY FOR SHOWING.

KRAMER COMMERCIAL REALTY, LLC | Ron & Mark Kramer: 314-502-9155 | 100 Chesterfield Business Parkway  
www.KramerCommercialRealty.com | Ron@Kramercr.com; Mark@Kramercr.com | Suite 200, Saint Louis, MO 63005

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