



SALE PRICE: \$1,695,000



CALL TODAY FOR VIEWING

LEMAY FERRY

**3500 Lemay Ferry Road
St. Louis, MO 63125**

Well maintained retail center For Sale, 21,897 Sq Ft of rental space with 2 buildings. Located in a C2 General Business District with 153 parking spaces, this space gets 28,000 vehicles per day on Lemay Ferry Road.
Call to set up an appointment today.



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St. Louis, Mo 63125

PRICE INFORMATION

\$1,695,000

PROPERTY FEATURES

- Gross Income of \$175,500
- 2020 Taxes- \$39,787
- Insurance- \$15,500
- Parcel ID- 29J-54-0580
- 21,897 SF
- 153 Parking Spaces
- C2 General Business District
- 2.18 Acres
- Traffic Counts on Lemay Ferry - 28,000 vehicles per day
- 2 Buildings
- Retail building built in 1970, Restaurant building built in 1975



Population

2021 Population	42,428	197,017	635,027
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Households

	2 mile	5 mile	10 mile
2021 Households	18,649	85,828	270,144

Income

	2 mile	5 mile	10 mile
Avg Household Income	\$77,201	\$85,432	\$93,761



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CALL TODAY FOR A SHOWING

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