



**MARYLAND HEIGHTS DEVELOPMENT SITE**

SCAN HERE!



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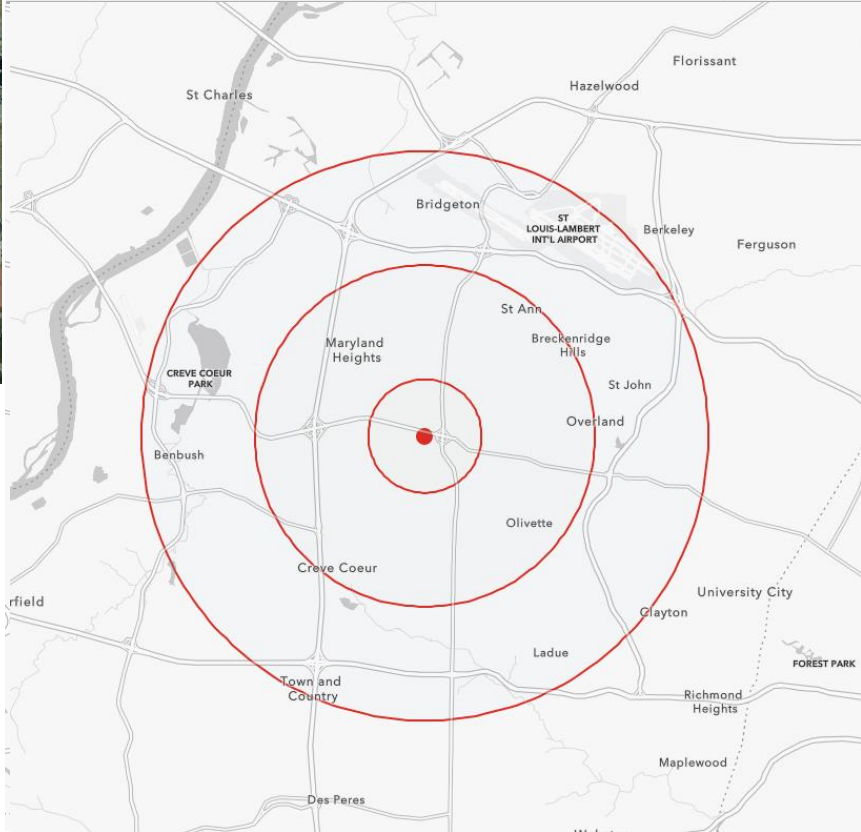
11329 & 11308 LACKLAND ROAD  
MARYLAND HEIGHTS, MO 63146  
3.9 ACRES | \$425,000 (\$2.50/S.F.)

**PROPERTY INFORMATION**



- **2 PARCELS TOTALING 3.9 ACRES**
- **ZONED MI (OFFICE, SERVICE & LIGHT MANUFACTURING)**
- **EXCELLENT CANDIDATE FOR OUTSIDE STORAGE OR LIGHT INDUSTRIAL**
- **INCOME-GENERATING BILLBOARD ON SITE**
- **EXCELLENT VISIBILITY FROM PAGE/364**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION 	6,740	88,983	183,531
HOUSEHOLDS 	3,328	38,769	78,849
AVERAGE HH INCOME 	\$87,316	\$99,548	\$113,566



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Information is from appropriate sources but is not guaranteed. No representation is made of environmental or other conditions of the property. We recommend Purchaser investigate fully.