



**INDUSTRIAL
SHOWROOM**

SCAN HERE!

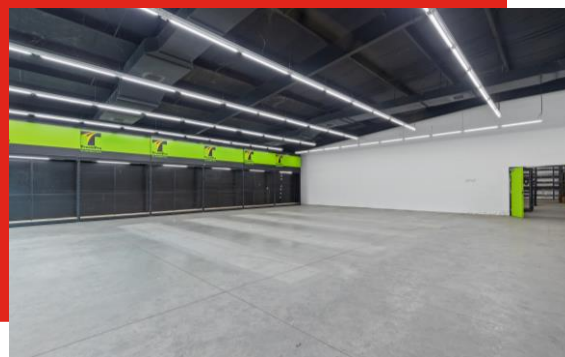


BEN CHERRY, CCIM




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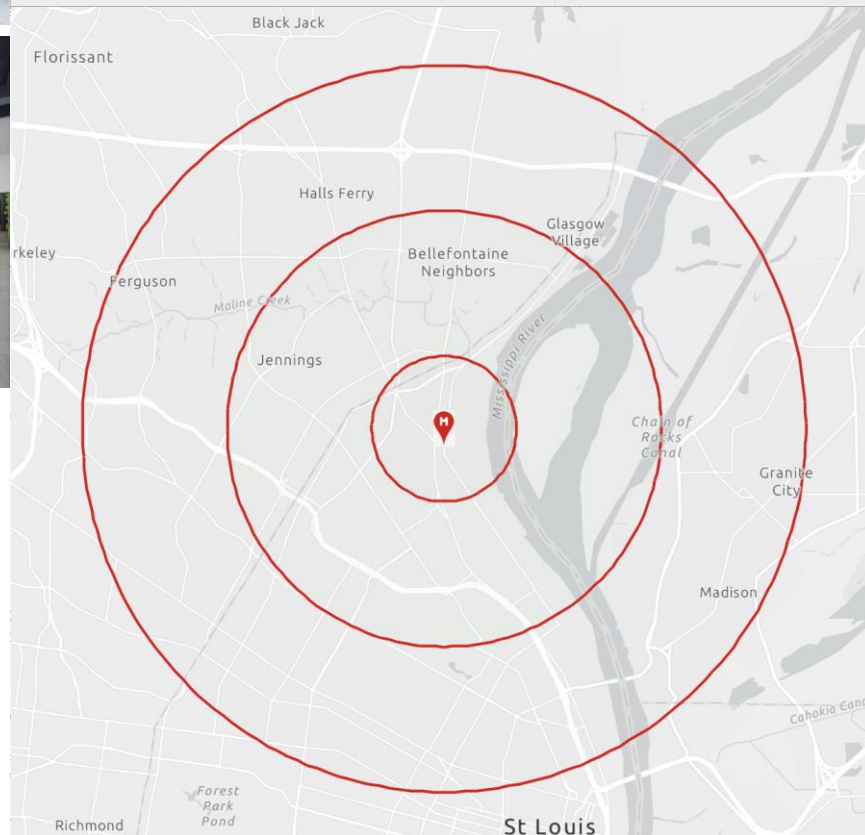
**8393 HALL STREET
ST. LOUIS, MO 63147
12,500 S.F. | \$1,500,000**

PROPERTY INFORMATION



- **FREE-STANDING SINGLE-USE INDUSTRIAL BUILDING**
- **BUILT IN 1999**
- **1.54-ACRE PARCEL WITH 40+ PARKING SPACES**
- **~2,500 S.F. RETAIL SHOWROOM & 10,000 S.F. WAREHOUSE**
- **I DRIVE-IN DOOR**
- **LED LIGHTING THROUGHOUT**
- **ZONED "K" — UNRESTRICTED**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION 	7,141	65,073	185,760
HOUSEHOLDS 	3,054	27,683	77,904
AVERAGE HH INCOME 	\$47,982	\$47,327	\$53,869



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