



**LAKEFRONT
OFFICE/WAREHOUSE
SUBLEASE**

SCAN HERE!



CALEB ANTHONIS

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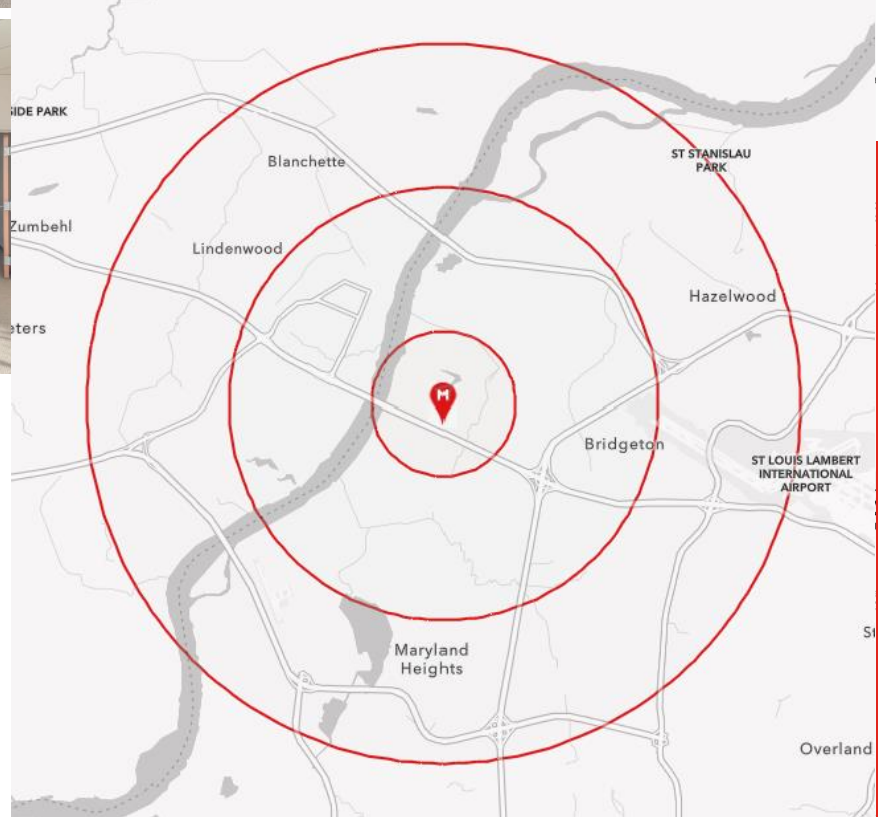
13640 LAKEFRONT DRIVE
ST. LOUIS, MO 63045

2,685 — 4,266 S.F. | \$10.00/S.F. M.G.

PROPERTY INFORMATION



DEMOGRAPHICS		1 MILE	3 MILES	5 MILES
POPULATION		7	40,671	133,159
HOUSEHOLDS		2	17,114	57,261
AVERAGE HH INCOME		\$82,260	\$101,791	\$105,421



- **2,685 S.F. MOVE-IN-READY OFFICE AVAILABLE FOR SUBLEASE**
- **AN ADDITIONAL 1,581 S.F. OF ATTACHED WAREHOUSE SPACE CAN BE INCLUDED OR EXCLUDED**
- **FIVE PARKING SPACES INCLUDED**
- **CONVENIENTLY LOCATED IN EARTH CITY INDUSTRIAL SUBMARKET**
- **EXCELLENT PROXIMITY TO I-70 AND I-270**

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