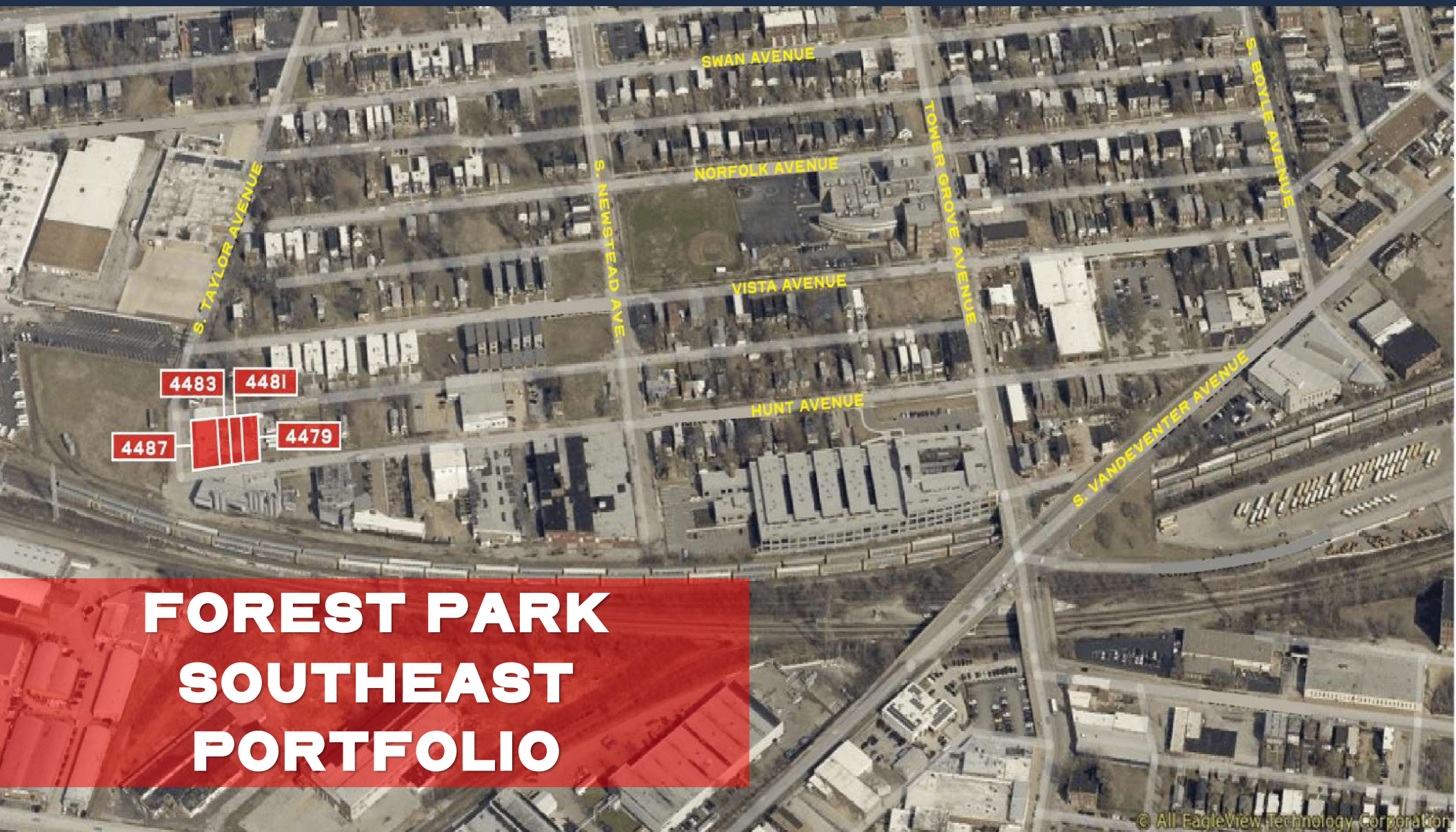




**FOREST PARK  
SOUTHEAST  
PORTFOLIO**

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SCAN HERE!



**BEN CHERRY, CCIM**

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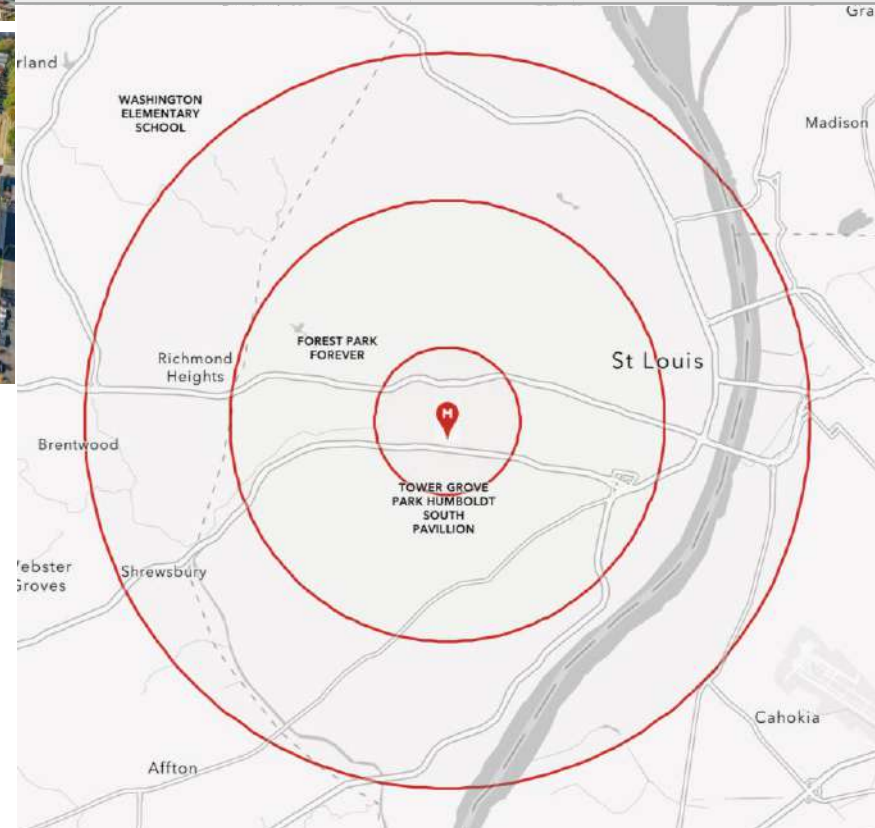
**4479, 4481, 4483 & 4487 HUNT AVE.  
ST. LOUIS, MO 63110  
0.50 ACRES  
CALL FOR OFFERS**

### PROPERTY INFORMATION



- UNIQUE OPPORTUNITY TO ACQUIRE 4 PARCELS IN FOREST PARK SOUTHEAST NEIGHBORHOOD
- 4 PARCELS CONTIGUOUS PROVIDES ~175' W X 127' D
- ALL PARCELS ZONED "J" INDUSTRIAL
- SURROUNDED BY NEW SINGLE-FAMILY AND MULTI-FAMILY DEVELOPMENTS
- 0.50 ACRES OF CONTIGUOUS GROUND

| DEMOGRAPHICS      |  | 1 MILE    | 3 MILES  | 5 MILES  |
|-------------------|--|-----------|----------|----------|
| POPULATION        |  | 13,726    | 164,252  | 347,933  |
| HOUSEHOLDS        |  | 7,276     | 84,096   | 167,685  |
| AVERAGE HH INCOME |  | \$107,442 | \$91,219 | \$92,982 |



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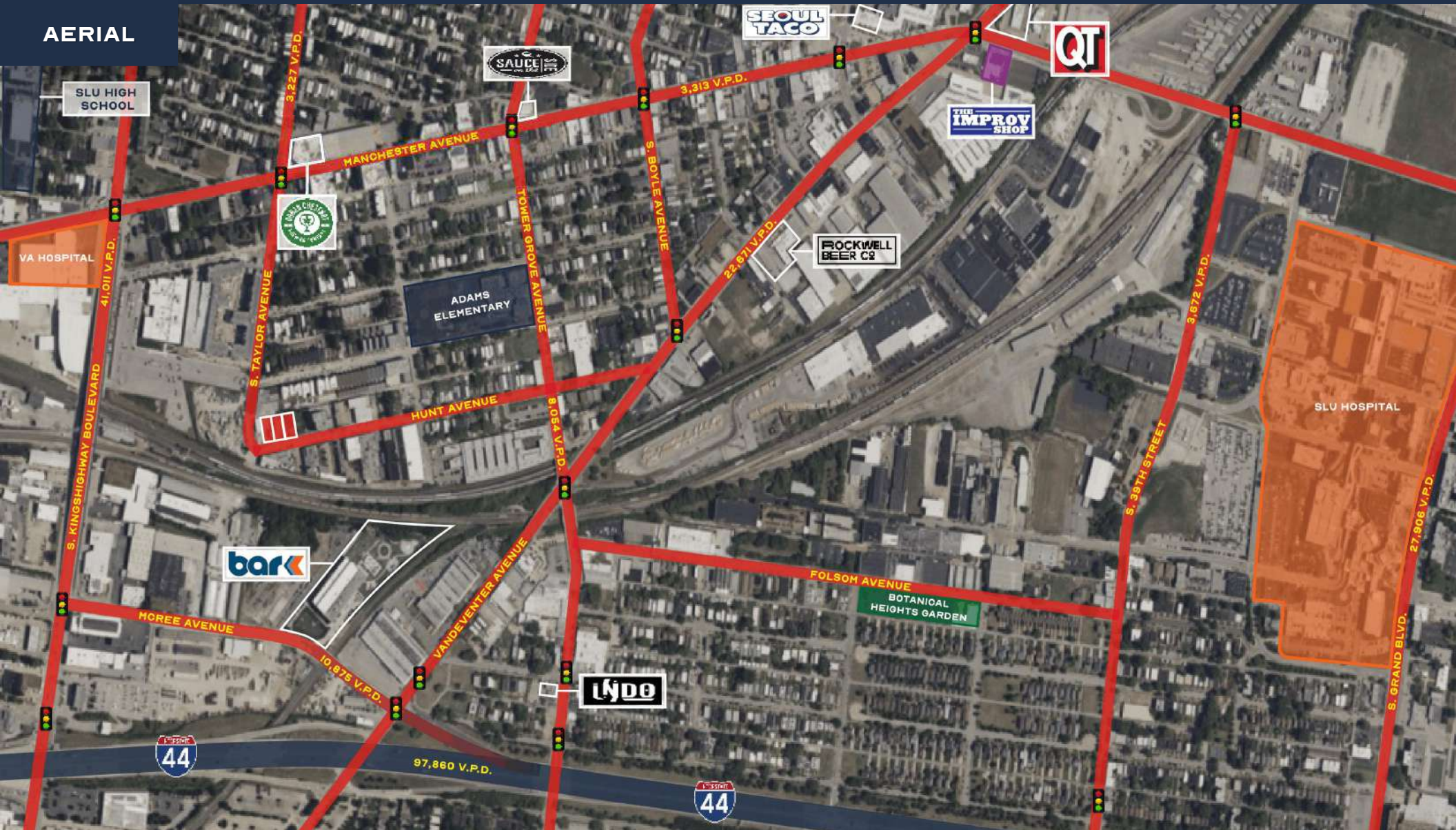


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### AERIAL



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