MANOR REAL ESTATE

FOR LEASE



2031 S BIG BEND BLVD

Caleb Anthonis
Phone: 314.647.6611 ext. 126
Caleb@ManorRealEstate.com

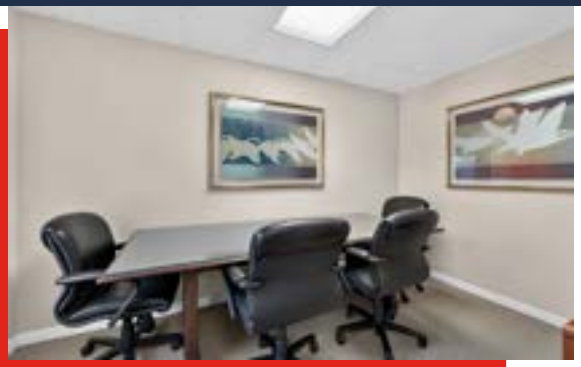
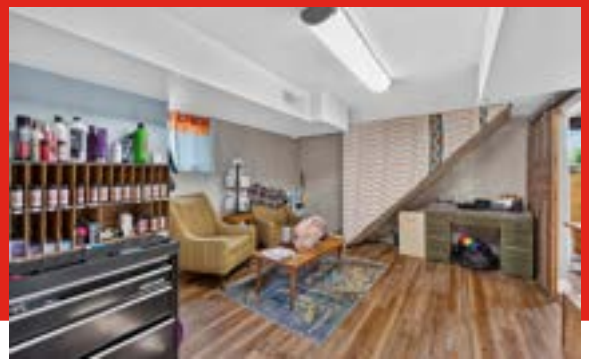
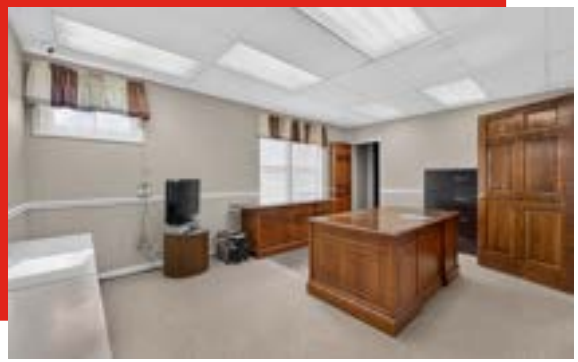
Ben Cherry, CCIM
Phone: 314.647.6611 ext. 115
Ben@ManorRealEstate.com

2031 S BIG BEND BLVD.
ST. LOUIS, MO 63117
918 S.F. | $14.00/S.F. M.G.

MANOR REAL ESTATE

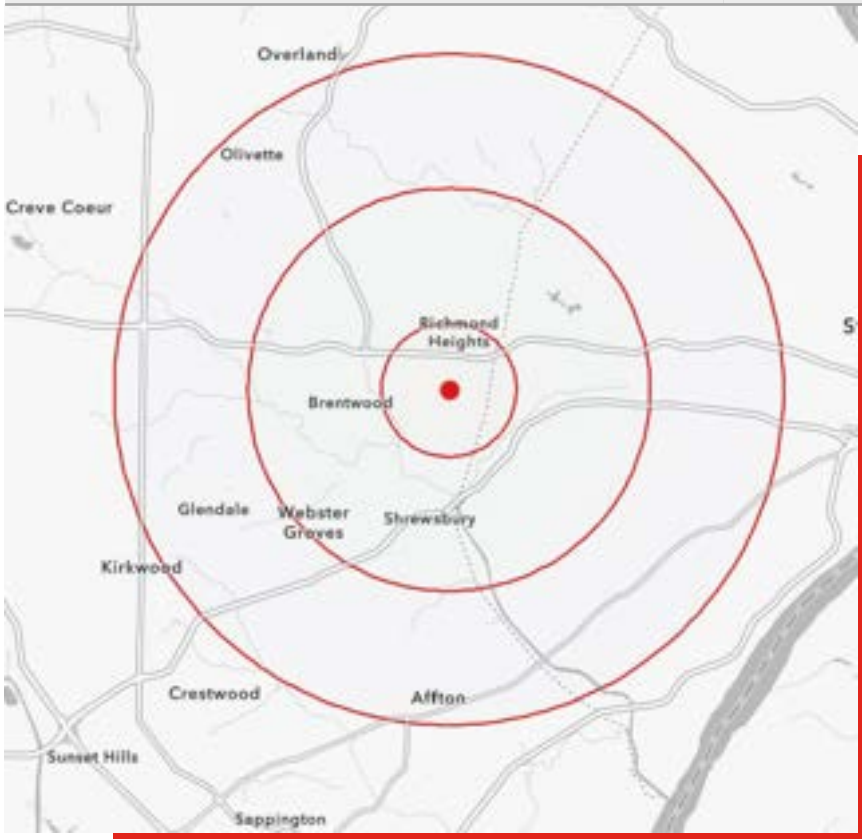
FOR LEASE

PROPERTY INFORMATION

- MONUMENT SIGNAGE WITH DIRECT EXPOSURE ON S BIG BEND BLVD
- MAIN-LEVEL 918 SF SUITE AVAILABLE IMMEDIATELY
- 3 PRIVATE OFFICES AND A CONFERENCE ROOM
- ON-SITE SURFACE PARKING
- CENTRAL LOCATION BETWEEN HWY 40 AND HWY 44, ABOUT 1 MILE TO MAPLEWOOD-MANCHESTER METROLINK
- DENSE TRADE AREA: 121,000+ RESIDENTS AND 117,000 DAYTIME EMPLOYEES WITHIN 3 MILES

DEMOGRAPHICS		1 MILE	3 MILES	5 MILES
POPULATION		16,583	127,347	345,679
HOUSEHOLDS		8,677	61,557	166,184
AVERAGE HH INCOME		$126,034	$152,279	$131,628



CALEB ANTHONIS
Phone: 314.647.6611 ext. 126
Caleb@ManorRealEstate.com

BEN CHERRY, CCIM
Phone: 314.647.6611 ext. 115
Ben@ManorRealEstate.com

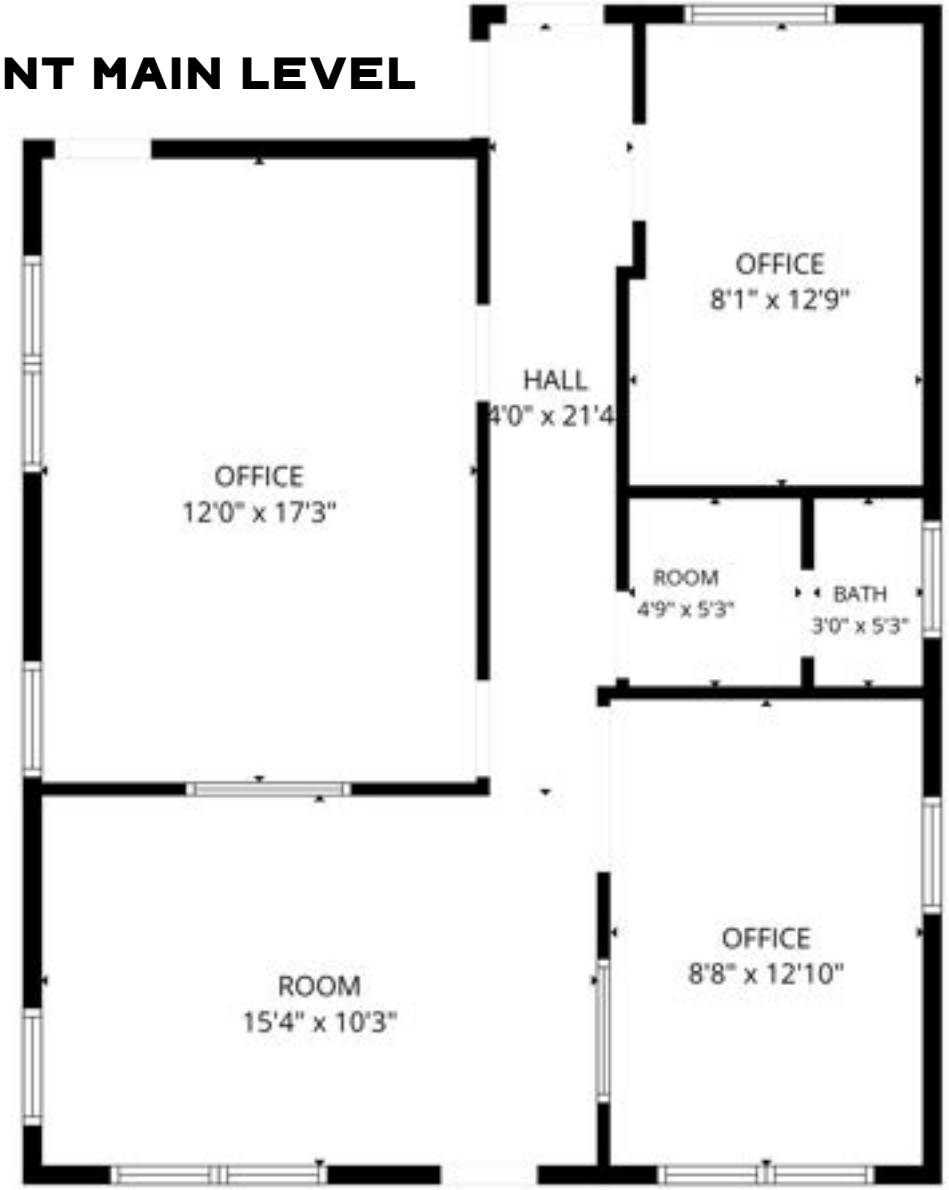
2031 S BIG BEND BLVD.
ST. LOUIS, MO 63117
918 S.F. | $14.00/S.F. M.G.

MANOR REAL ESTATE

FOR LEASE

FLOOR PLAN

VACANT MAIN LEVEL



Caleb Anthonis
Phone: 314.647.6611 ext. 126
Caleb@ManorRealEstate.com

Ben Cherry, CCIM
Phone: 314.647.6611 ext. 115
Ben@ManorRealEstate.com

2031 S Big Bend Blvd.
St. Louis, MO 63117
918 S.F. | $14.00/S.F. M.G.

MANOR REAL ESTATE

FOR LEASE

AERIAL



Caleb Anthonis
Phone: 314.647.6611 ext. 126
Caleb@ManorRealEstate.com

Ben Cherry, CCIM
Phone: 314.647.6611 ext. 115
Ben@ManorRealEstate.com

2031 S Big Bend Blvd.
St. Louis, MO 63117
918 S.F. | $14.00/S.F. M.G.

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