

FOR LEASE

3± ACRES RETAIL GROUND



2020 HAMPTON AVENUE ST. LOUIS, MO 63139 (HAMPTON AND I-44)

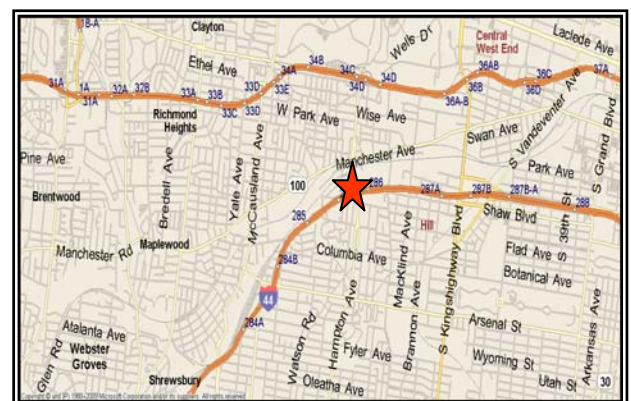
- **Est. Vehicles Per Day:**
Hampton Avenue; 30,000± V.P.D. - Interstate 44; 145,000± V.P.D.
- Excellent Access at Lighted Intersection
- Excellent Visibility and Signage Opportunities
- Will Divide
- **Building to be Demolished and Delivered Site Ready**

Demographics - Households - Average Income

1 Mile	6,994	\$33,941.00
3 Mile	83,446	\$34,790.00
5 Mile	189,787	\$34,578.00

Lease Rate: \$1.95 Per Sq. Ft.

Contact: Jeff Altvater, James Newman or Peter Newton



HILLIKER

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