

# FOR SALE OR LEASE

## 4,174± SQ. FT.

### OFFICE/RETAIL SPACE



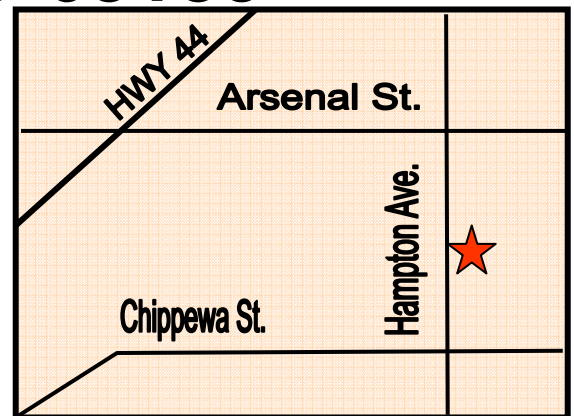
## 3520 HAMPTON AVENUE

### ST. LOUIS, MO 63139

- Built in 1952
- Free Standing Building With Rear Parking
- Easy Access to HWY 44
- Fully Sprinklered
- Open Floor Plan

Lease Rate: \$8.50 Per Sq. Ft., Modified Gross  
Sale Price: \$240,000.00

Contact: Jeff Altvater or Powell Kalish



**HILLIKER**

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