

# FOR SALE/LEASE

## OFFICE/RETAIL BUILDING

2921 S Brentwood Blvd.  
Brentwood, MO 63144



### AVAILABLE 10,126 SF

- Building Located on South Brentwood on .41 Acre Lot
- Exterior Recently Renovated
- Combination of Private Offices & Open Areas
- Lease Rate: \$13.50 PSF, MG
- Sale Price: \$875,000



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## 2018 Demographics

	Population Estimate	Number of Households	Average HH Income
1 Mile	11,625	4,868	\$99,231
3 Miles	106,461	47,759	\$111,310
5 Miles	304,704	136,775	\$99,255

## Traffic Counts

Collection Street	Cross Street	Traffic Volume
S Brentwood Blvd	Litzsinger Dr	30,270
S Brentwood Blvd	Brentwood Blvd	38,520
S Hanley Rd	Addie	28,590
Manchester Rd	Leonard Dr	26,166



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*The information contained herein is not warranted, although it has been obtained from the owner of the property or from other sources we deem reliable. It is subject to change without notice. Owner and broker make no representation as to the environmental condition of the property and recommend purchaser's/tenant's independent investigation.*