

FOR LEASE- BUILD TO SUIT

103 S. Truman Blvd.
Festus, Missouri 63028

FOR LEASE:

Lloyd Jones
lloyd@rljonesproperties.com
314.574.9412



Available:

- ▶ 14,000+/- SF Free Standing Building- Build to Suit
Single or Multi Tenant Building

Specifications

Zoning: C-3 Commercial
Traffic Count: 20,053 VPD

Retailers within 1 mile include: Walmart, Kmart, Aldi, Maurices, Fashion Bug, Schnucks, AT&T, Home Depot, Famous Footwear, PetSmart, Jo-Ann Fabrics, Peebles, Hibbett Sports

Features:

- ▶ Excellent Visibility (Truman Blvd. and directly across from Twin City Plaza)
- ▶ Close access to Highway 55
- ▶ Growing Community
- ▶ High Traffic Volume (20,053 VPD)



Demographics	3 mile	5 mile	10 mile
Total Population	20,132	31,044	66,726
Households	7,940	12,127	24,833
Median Household Income	\$45,539	\$44,276	\$51,098
Median Age	36.4	35.3	37.3



RL Jones Properties

17195 New College Ave.
Wildwood, MO 63040
Phone| 636.287.2700
Fax| 636.287.2703
www.rljonesproperties.com

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that RL Jones Properties, L.L.C. deemed reliable, and is subject to change without notice. Owner/landlord and RL Jones Properties, L.L.C. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation. All information should be verified prior to purchase or lease.

FOR LEASE- Build to Suit

103 S. Truman Blvd.
Festus / Crystal City, Missouri

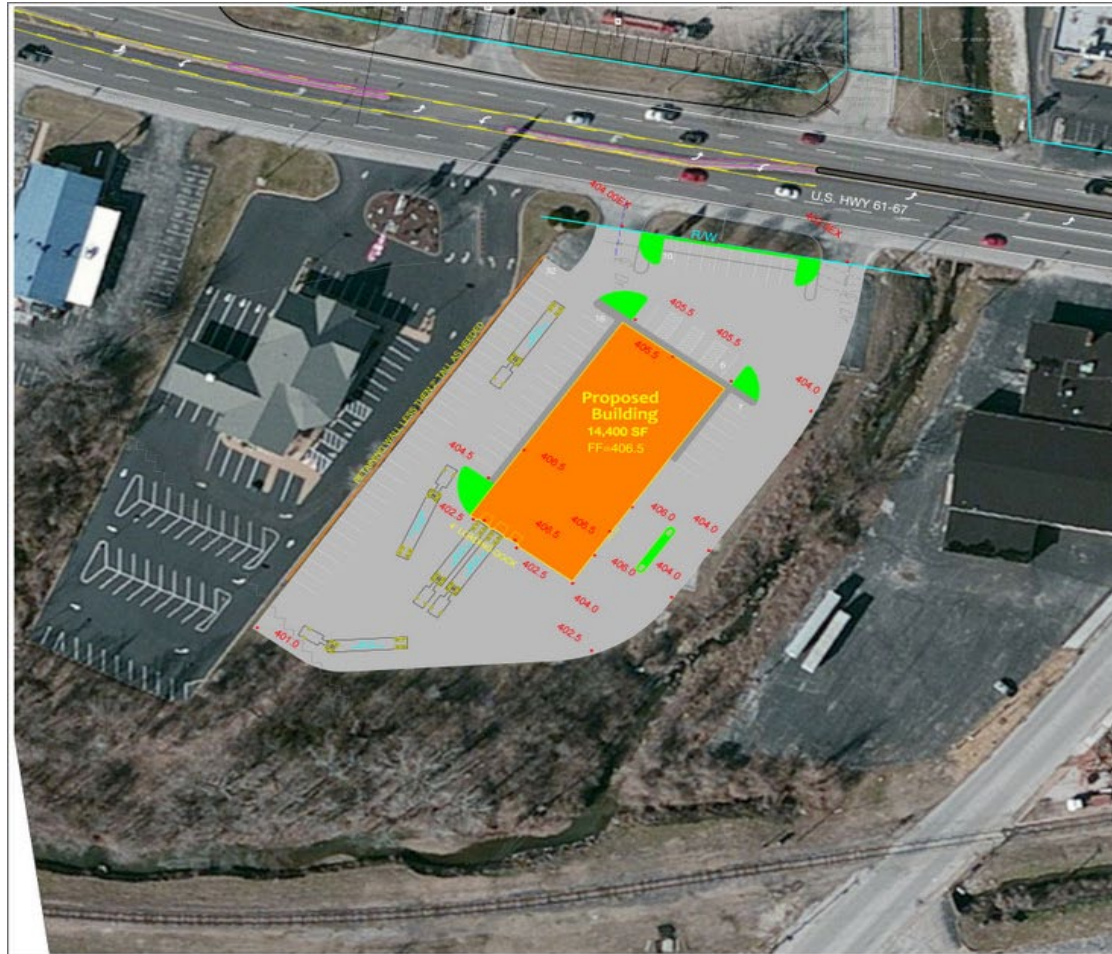
FOR LEASE:

Lloyd Jones
lloyd@rljonesproperties.com
314.574.9412

Site Plan

SPACE	TENANT	SF
1	Proposed Building	14,000

**NEW CONSTRUCTION
AVAILABLE**



CIVIL ENGINEERING SUSTAINABLE DESIGN
GVG ENGINEERING
0310 248-0422
GG@GVEENGINEER.COM

SEAL: _____

DATE: _____ DESCRIPTION: _____

PROJECT: _____

PRELIMINARY STUDY

CITY: _____ COUNTY: _____ STATE: _____

OWNER: _____

PREPARED BY: RL JONES PROPERTIES
17233 New College Ave
Wildwood, MO 63040

DATE: 4/18/13

DESIGNED: GVG

APPROVED: GVG

SHEET TITLE: **SKETCH**

SHEET NUMBER: **SK-1**

PROJECT NO: _____



RL Jones Properties
17195 New College Ave.
Wildwood, MO 63040
Phone| 636.287.2700
Fax| 636.287.2703
www.rljonesproperties.com

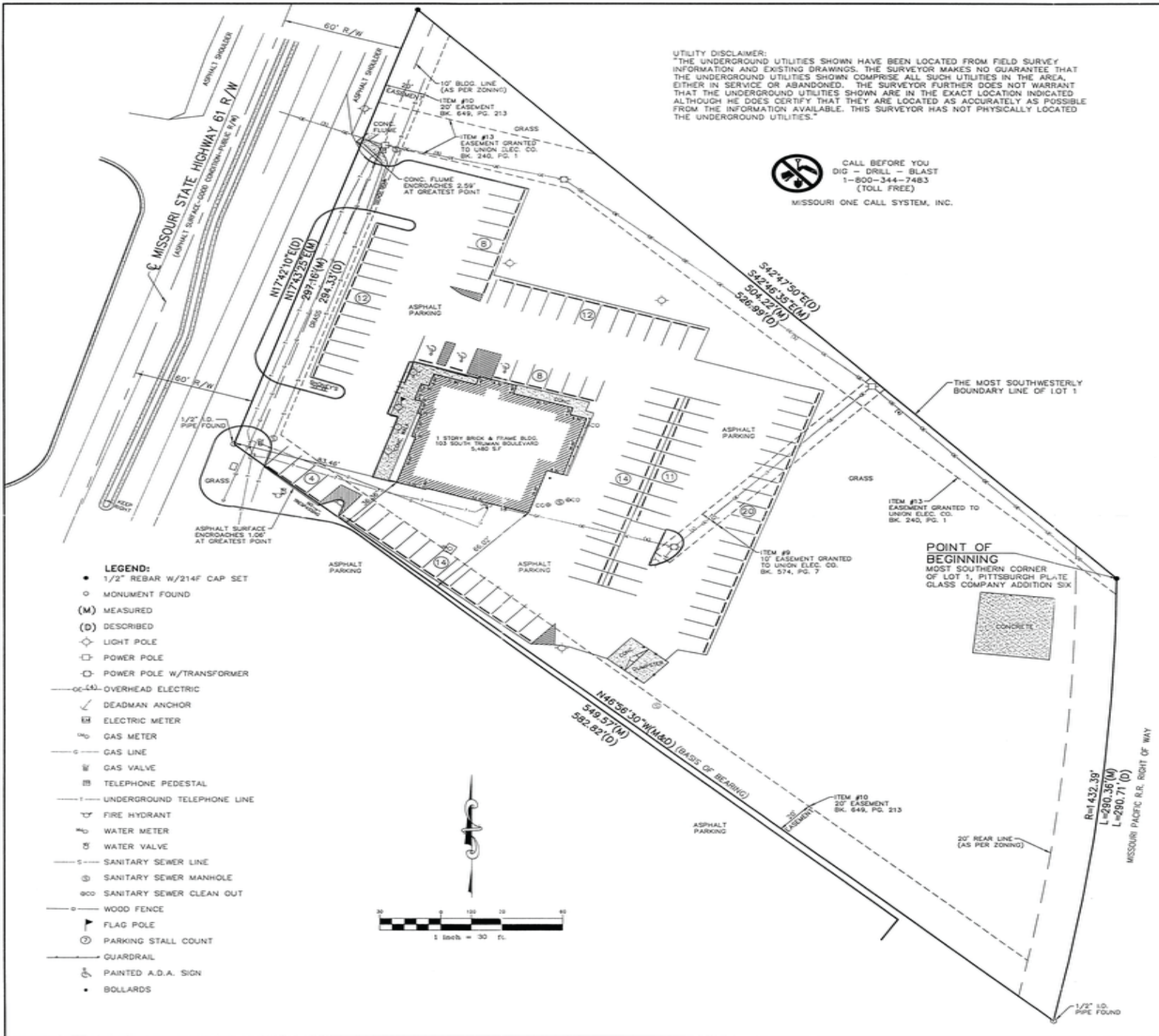
The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that RL Jones Properties, L.L.C. deemed reliable, and is subject to change without notice. Owner/landlord and RL Jones Properties, L.L.C. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation. All information should be verified prior to purchase or lease.

FOR LEASE- Build to Suit

103 S. Truman Blvd.
Festus, Missouri 63028

FOR LEASE:

Lloyd Jones
lloyd@rljonesproperties.com
314.574.9412



Commercial Development, Leasing, Brokerage

RL Jones Properties
17195 New College Ave.
Wildwood, MO 63040
Phone| 636.287.2700
Fax| 636.287.2703
www.rljonesproperties.com

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that RL Jones Properties, L.L.C. deemed reliable, and is subject to change without notice. Owner/landlord and RL Jones Properties, L.L.C. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation. All information should be verified prior to purchase or lease.