

Baxter Shops

111-129 Baxter Shops
Manchester, MO 63011

PROFESSIONAL OFFICE / MEDICAL / RETAIL SPACE AVAILABLE FOR LEASE



- **1,123 SF Available**
- 117A Baxter Shops
- Former professional/medical office in attractive, upscale retail center
- Join locally and nationally established businesses such as Edward Jones, El Maguey, Smoothie King, Fantastic Sam's and Massage Envy
- Located at the signalized intersection of Baxter Road and Manchester Road with excellent visibility and access
- **LEASE RATE: \$10.00 PSF NNN**

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population:	8,788	84,788	157,907
Daytime Employment:	5,518	24,507	117,036
No. of Households:	3,473	33,455	61,573
Avg. HH Income:	\$98,108	\$113,897	\$123,341

ANNUAL AVERAGE DAILY TRAFFIC	2018
Manchester Road:	47,019

HUTKIN DEVELOPMENT COMPANY

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Visit our website:
www.hutkin.com

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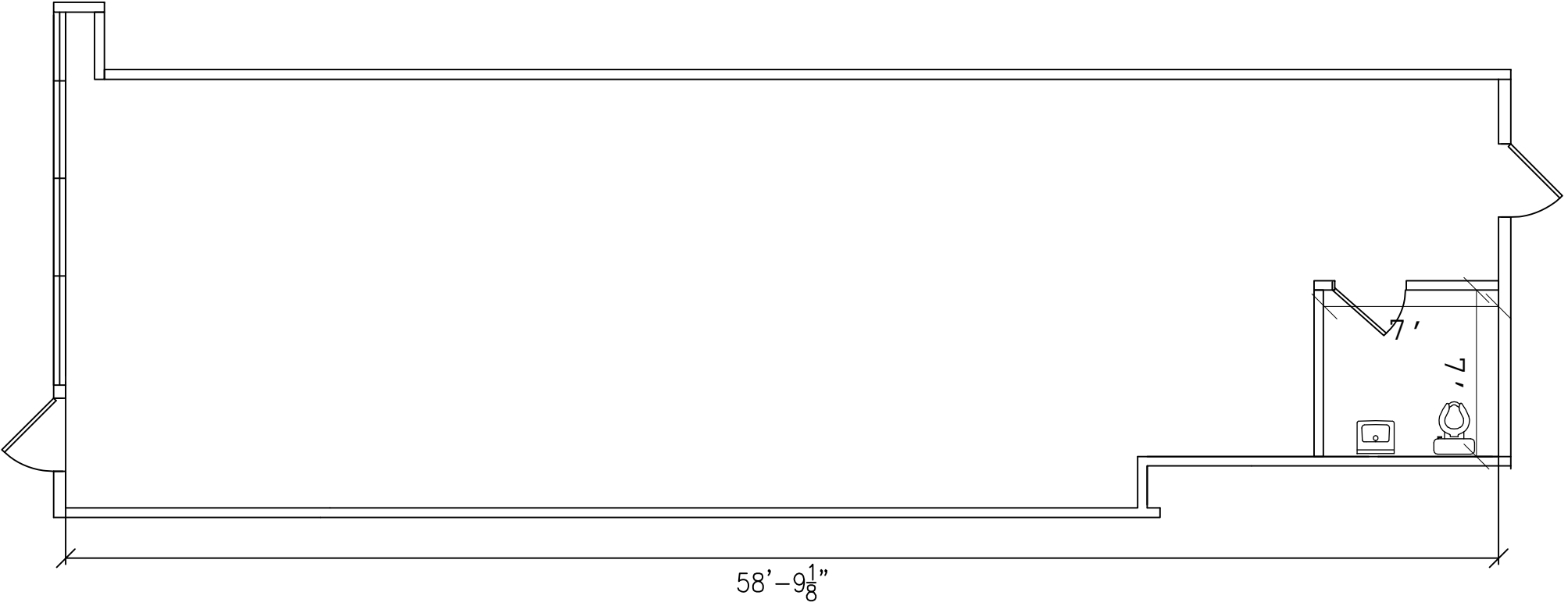
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NO.	ADDRESS	STATUS	SF
1	111 Baxter Shops	Occupied	840
2	115 Baxter Shops	Occupied	737
3	117 Baxter Shops	Occupied	1,120
4	117A Baxter Shops	AVAILABLE	1,123
5	119 Baxter Shops	Occupied	2,094
6	121 Baxter Shops	Occupied	1,413
7	127 Baxter Shops	Occupied	1,300
8	129 Baxter Shops	Occupied	3,091
9	14501 Manchester Road	Occupied	3,423
10	14505 Manchester Road	Occupied	860
11	14511 Manchester Road	Occupied	1,375
12	14523A Manchester Road	Occupied	3,400
13	14523 Manchester Road	Occupied	3,304

