

Wildwood Plaza West

14824 Clayton Road #17-24
 Chesterfield, MO 63017

LOWER LEVEL OFFICE SUITES AVAILABLE FOR LEASE



HUTKIN DEVELOPMENT COMPANY

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- **14824 Clayton Road #19-20**
- 1,215 square feet available
- **Lease Rate: \$1,000.00 per month Gross**

- **14824 Clayton Road #23**
- 600 square feet available
- **Lease Rate: \$600.00 per month Gross**

- **14824 Clayton Road #24**
- 454 square feet available
- **Lease Rate: \$500.00 per month Gross**

- Multiple lower level office suite sizes to choose from
- Neighborhood retail center anchored by The Shack, Swim-Bike-Run, Fit-Flavors and The Wine & Cheese Place
- Newly renovated facade
- 5.5 per 1,000 parking ratio
- Located at the intersection of Clayton Road and Wildwood Parkway with high visibility from and great access to Clayton Road

DEMOGRAPHICS	(1 MILE)	(3 MILE)	(5 MILE)
Population:	7,448	75,096	161,417
Daytime Employment:	1,882	60,926	109,268
No. of Households:	2,931	29,261	62,697
Average HH Income:	\$130,964	\$121,163	\$126,742

ANNUAL AVERAGE DAILY TRAFFIC	
Clayton Road:	37,058 vehicles

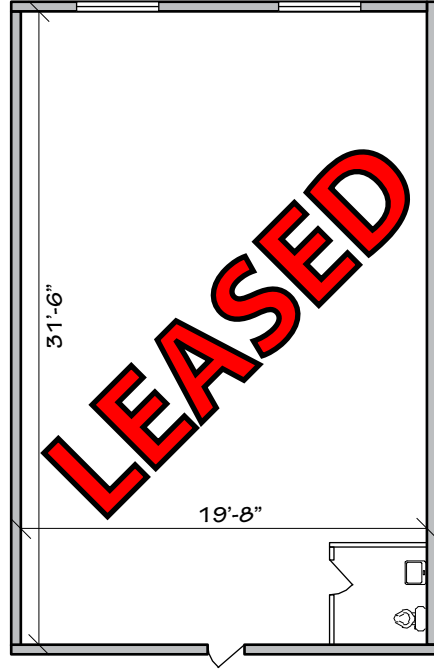
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Wildwood Plaza West

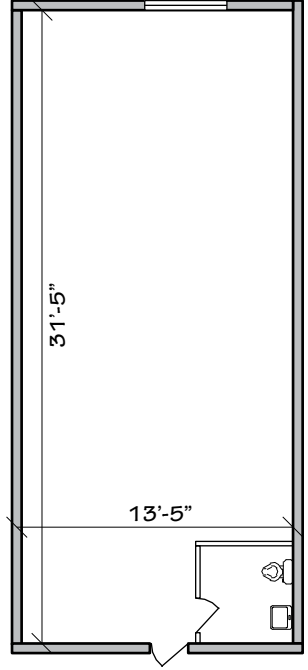
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SUITE #22
680 SF



SUITE #24
454 SF

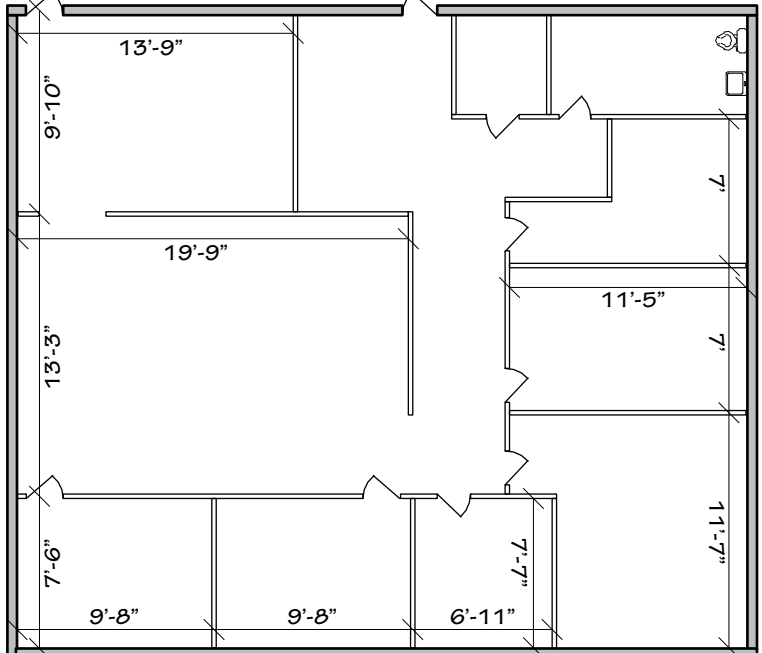


HALLWAY

SUITE #17
640 SF



SUITE #19-20
1,215 SF

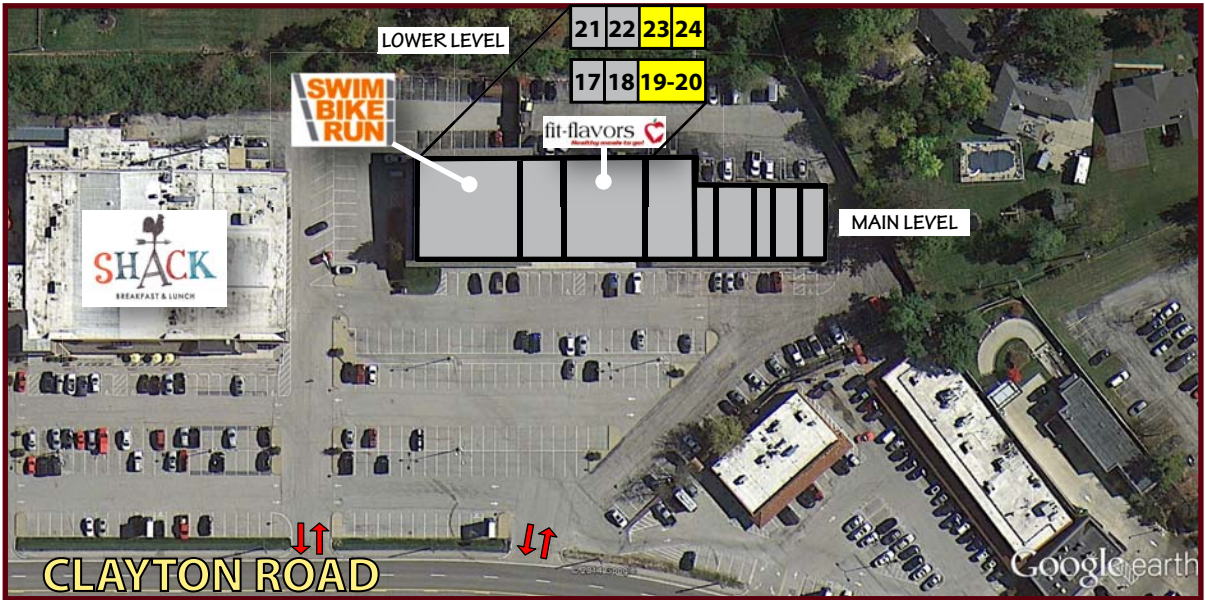


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LOWER LEVEL OFFICE SUITES AVAILABLE FOR LEASE



NO.	ADDRESS	STATUS	SIZE (SF)
#17	14824 Clayton Road	Occupied	640
#18	14824 Clayton Road	Occupied	640
#19-20	14824 Clayton Road	AVAILABLE	1,215
#21	14824 Clayton Road	Occupied	630
#22	14824 Clayton Road	Occupied	680
#23	14824 Clayton Road	AVAILABLE	600
#24	14824 Clayton Road	AVAILABLE	454

