



2024 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

10,177 | 67,983 | 173,207



Daytime Population

5,767 | 69,267 | 190,857



Median Household Income

\$140,989 | \$156,822 | \$135,341



INVESTMENT PROPERTY FOR SALE

11111 Manchester Road | Kirkwood, Missouri 63122

0.62 Acre | Sale Price: \$3,175,000

PROPERTY DETAILS

Strong gross sales to rent ratio

Newly rebuilt building structure, parking lot,
roof, and all utilities

Tenant will sign a new 10-year absolute net lease at closing

Manchester Road - 33,296 VPD

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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 Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.

Trade Area Aerial



