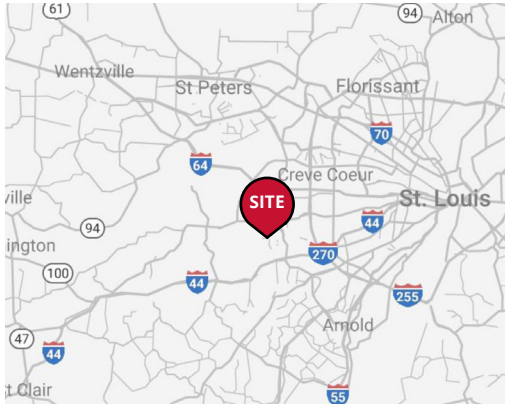


Broker incentive bonus



2023 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

13,705 | 73,264 | 150,384



Daytime Population

4,839 | 37,464 | 115,856



Median Household Income

\$112,542 | \$105,204 | \$124,090

RETAIL FOR SALE OR LEASE

431 Arbor Spring Road | Ballwin, Missouri 63021
3,200 - 4,500 SF on 1.09 Acres | Sale Price: \$850,000

PROPERTY DETAILS

Great free-standing building

Strong neighborhood retail node surrounded by residential

Ease of access and great visibility to Sulphur Spring Road

Sulphur Spring Road - 11,008 VPD

Kate Grewe

314.785.7662

kgrewe@paceproperties.com

Elizabeth Schenk

314.785.7633

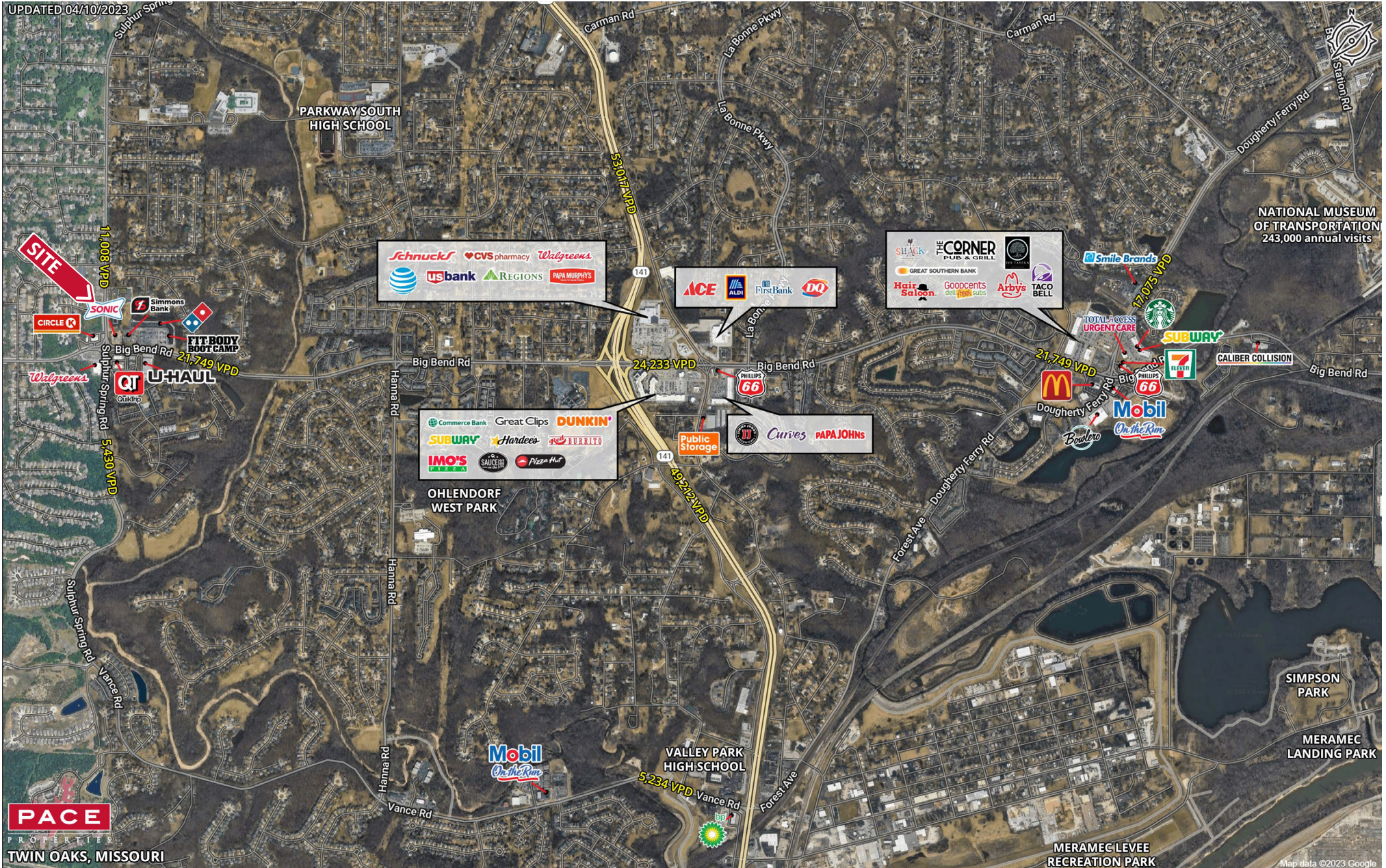
eschenk@paceproperties.com

PACEPROPERTIES.COM | 314.968.9898

1401 South Brentwood Boulevard, Suite 900 | St. Louis, Missouri 63144

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Trade Area Aerial



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