

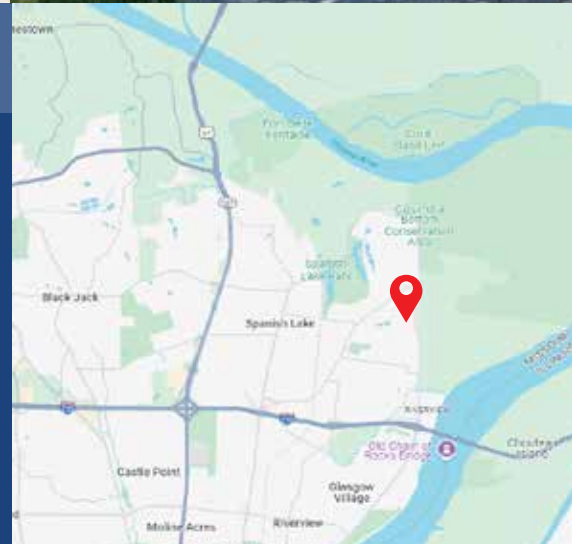
FOR SALE



12129 Riverview Dr., 12107 Riverview Dr., & 12111 Riverview Dr.
St. Louis, MO 63138

PROPERTY HIGHLIGHTS

- 21 +/- Acres Total
- Across the street from new 425-Acre Zoo Safari Development; Opening 2027
- A mile from proposed \$325 million dollar Marina and Entertainment District
- A mile from Columbia Bottom Conservation Area
- Under 2 miles from I-270
- **SALE PRICE: \$1,800,000**



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Saint Louis Zoo WildCare Park

Saint Louis Zoo WildCare Park is a world-class safari park and conservation center set to open in 2027 on 425 acres near the confluence of the Mississippi and Missouri Rivers.

Planned Guest Experiences

- Woodland and Savanna Safaris
- Zoo Museum
- Nature Play Area
- Observation Tower
- Walking Safari
- Public Giraffe Feeding

ST. LOUIS ZOO WILDCARE PARK ▶

1 12129 RIVERVIEW DRIVE

- 19 acres
- Site approved for approx. 50 houses
- Developable land; 2 curb cuts, electric & water available
- Permittable land uses and developments: Single family homes, churches, golf course, and more

LAND DRONE VIDEO ▶

2 12107 RIVERVIEW DRIVE

- 3,719 SF home adjacent to land
- Recently appraised
- Valuable property with value-add opportunity
- 3 bed, 3 bath
- Incredible sunroom
- Two garages; one with water, perfect for small business owner
- Very well-maintained home
- New roofs on both buildings
- Functioning well on-site

RESIDENTIAL DRONE VIDEO ▶

3 12111 RIVERVIEW DRIVE

- Additional 1 acre adjacent to residence
- Flat land



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