

FOR SALE

3815 Shackelford, Florissant, MO 63034

New Halls
Ferry Rd
NEXT SIGNAL


PROPERTY SUMMARY

Turnkey Day Care Center Business for Sale

- 6,155 sf Building
- 1.36 acres
- Turn key Day Care Center
- Prominent location at Shackelford and Old Halls Ferry Rd.
- Licensed for an enrollment of 106 children
- 23 Parking spaces
- Owner reports income of approximately \$300,000 annually
- **SALE PRICE: \$1,390,000**



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INTERIOR



Directions: From I-270 N, take exit 23 toward McDonnell Blvd North. Continue on Shackleford Rd. Continue on Old Halls Ferry Rd. Turn left onto Shackleford Rd. Property on the left.