

## FOR SALE

Single Tenant Investment  
4133 Mexico Rd  
St. Peters, MO 63376



- Fully Leased Office Condo With 4 years Remaining on Term
  - 10% Cap Rate
  - 1,800+/- SF in Multi-Tenant Property
  - Occupied by Confident Smiles and Implants
- \*Do Not Disturb Tenant

Price: ~~\$170,000~~ \$155,000

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