

For Sale/Lease

NAIDESCO

13041 New Halls Ferry Rd
St. Louis, MO 63033



**Available
4.52 AC**

Property Highlights



For Sale/Lease
4.52 AC



**Land - New
Development**



Located Between
Lindbergh Blvd & I-270



\$2,800,000 Or
\$12.00 / SF, NNN

For more information, please contact:



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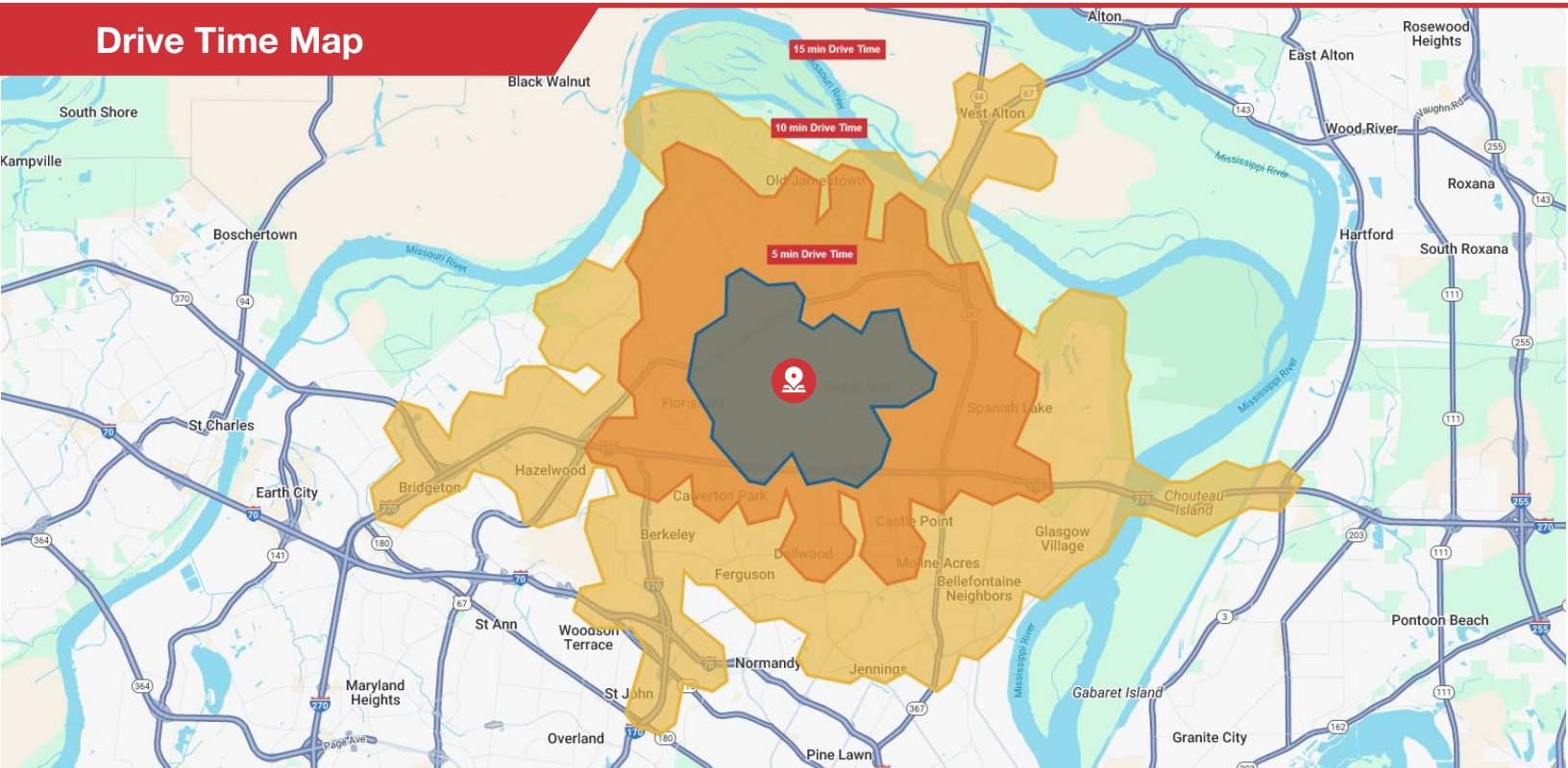
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Property Features

- 4.52 Acres available for sale or ground lease
- Adjacent to newly developed DaVita Kidney Care
- Strategically positioned between Lindbergh Blvd and I-270, offering exceptional visibility and easy access
- Ideal for a variety of commercial uses, including retail, medical, or office developments
- Surrounded by high daily traffic and conveniently located near hospitals, shopping centers, and residential communities
- Existing utilities and infrastructure in place—minimizing upfront development costs

Sale Price: \$2,800,000
Lease Rate: \$12.00 / SF, NNN

Drive Time Map



Demographics



POPULATION



AVG. HH INCOME



HOUSEHOLDS



TOTAL BUSINESSES

	POPULATION	AVG. HH INCOME	HOUSEHOLDS	TOTAL BUSINESSES
1 MILE	12,360	\$87,716	4,972	291
3 MILES	93,316	\$91,926	37,430	3,361
5 MILES	204,963	\$85,184	82,326	6,715



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