



**PREMIERE
MIXED-USE PROPERTY
ON THE HILL**

JACK JUNKER

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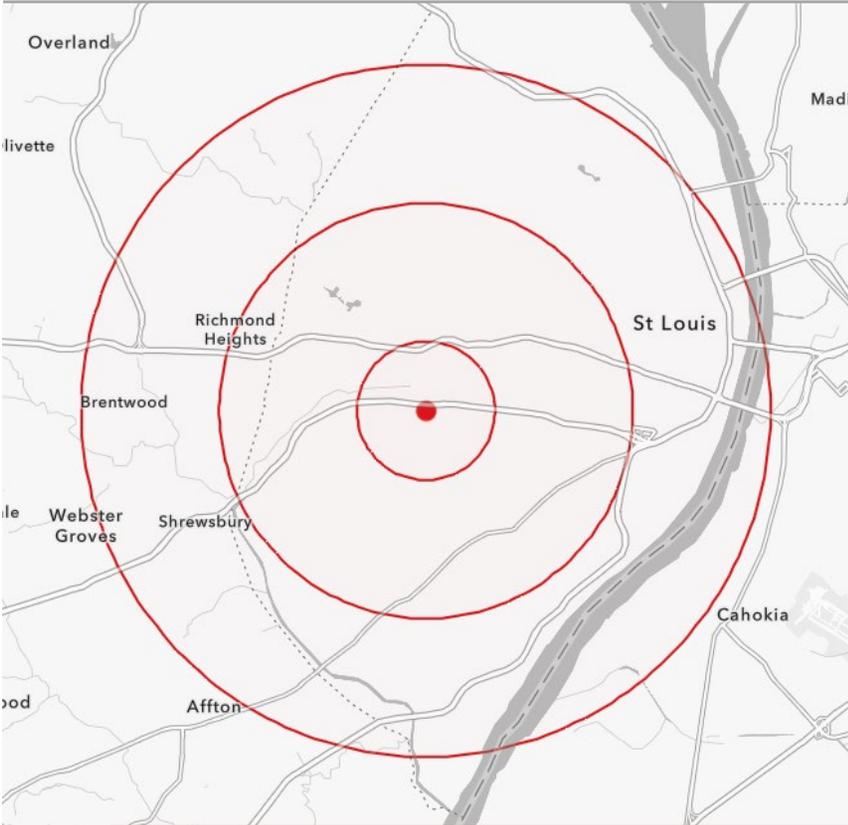
**4916 SHAW AVENUE
ST. LOUIS, MO 63110
1,000-2,000 S.F. | \$12-18.00/S.F. N.N.N.**

PROPERTY INFORMATION



- 2,000 S.F. TURN-KEY RESTAURANT AND BAR OPPORTUNITY WITH COMMERCIAL KITCHEN
- 1,000 S.F. SOUNDPROOF STUDIO SPACE PERFECT A RECORDING STUDIO, PODCAST SUITE OR OTHER CREATIVE USES
- 6 SURFACE LOT SPACES- A RARE AMENITY IN THE HISTORIC HILL NEIGHBORHOOD
- HIGHLY VISIBLE CORNER PRESENCE SHAW AVE AT KINGSHIGHWAY
- WALKABLE, AMENITY RICH LOCATION ON THE HILL

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION 	12,216	165,961	385,036
HOUSEHOLDS 	6,968	87,432	178,208
AVERAGE HH INCOME 	\$115,880	\$101,634	\$104,462



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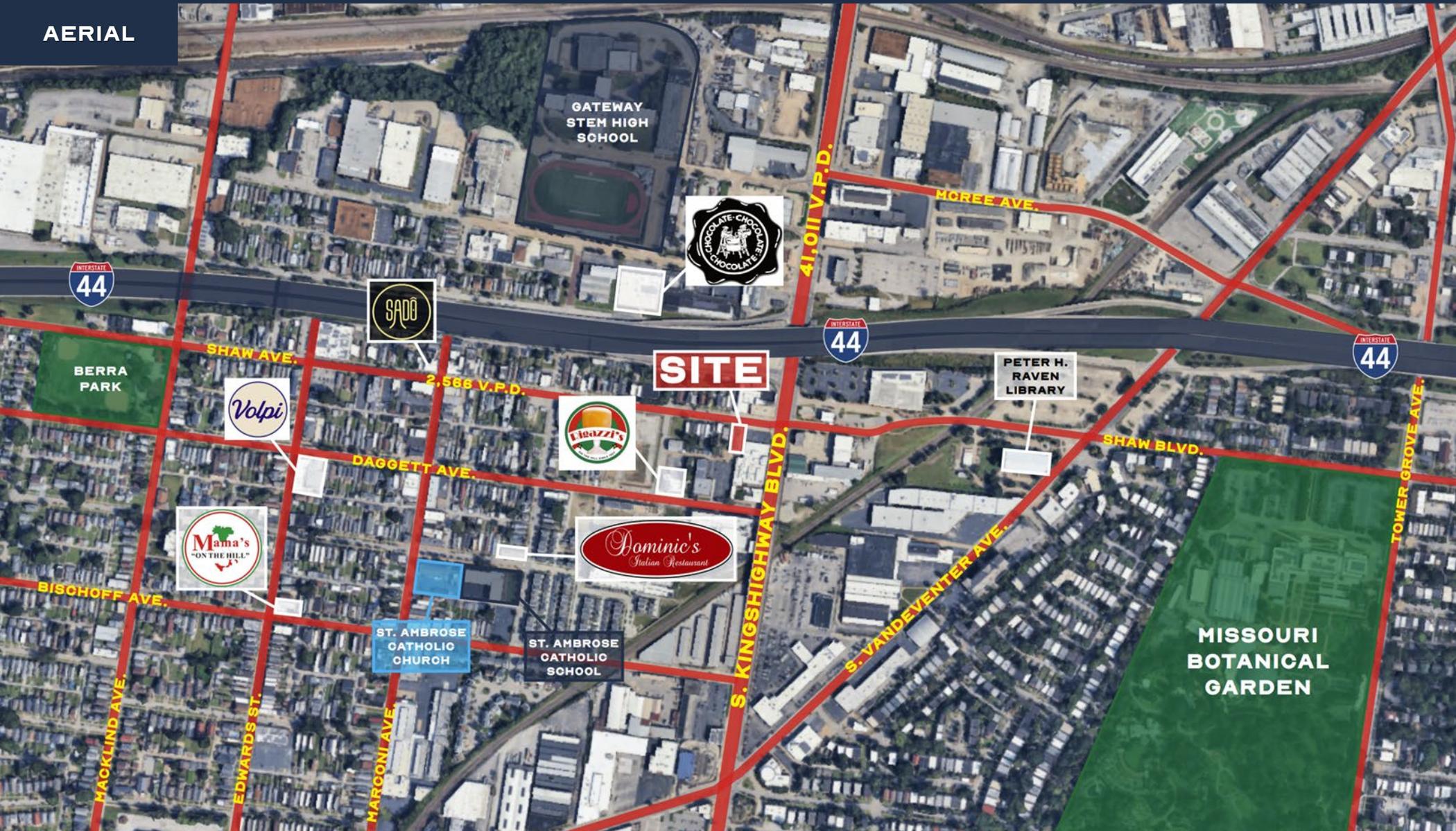
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AERIAL



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