



HAMPTON AVE

FOR SALE

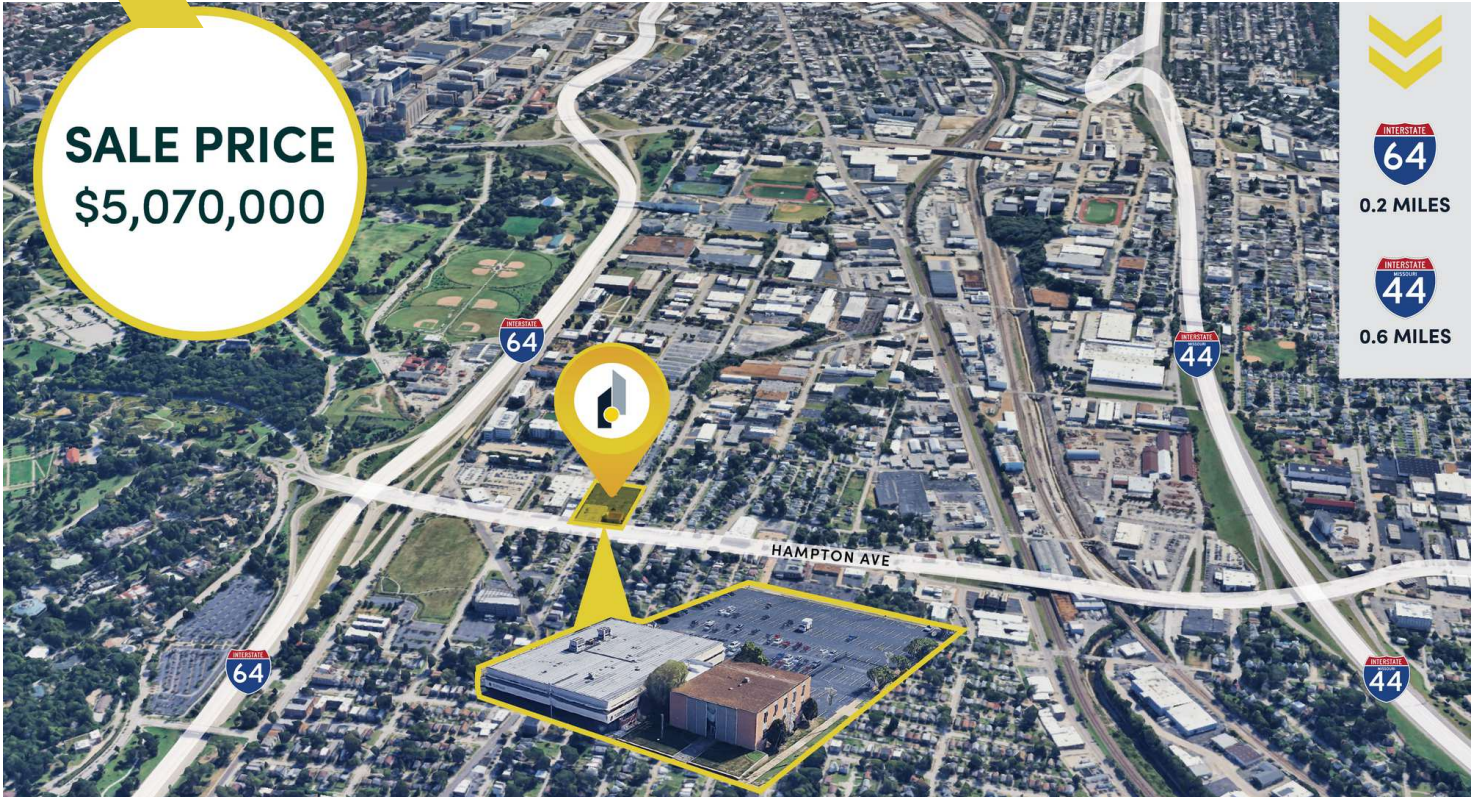
1130 & 1144 Hampton Avenue | St. Louis, MO 63110



Property Summary

1130 & 1144 Hampton Avenue

SALE PRICE
\$5,070,000



Property Description

This 63,369 SF building is strategically positioned to offer unparalleled accessibility and functionality for discerning investors. With its strategic location, the property ensures seamless connectivity to key business hubs and transportation routes. The building's versatile layout and ample parking make it an ideal choice for businesses seeking a prestigious and accommodating office space.

Property Highlights

- 63,369 SF office building for sale
- Strategically located in St. Louis
- Accessibility and functionality

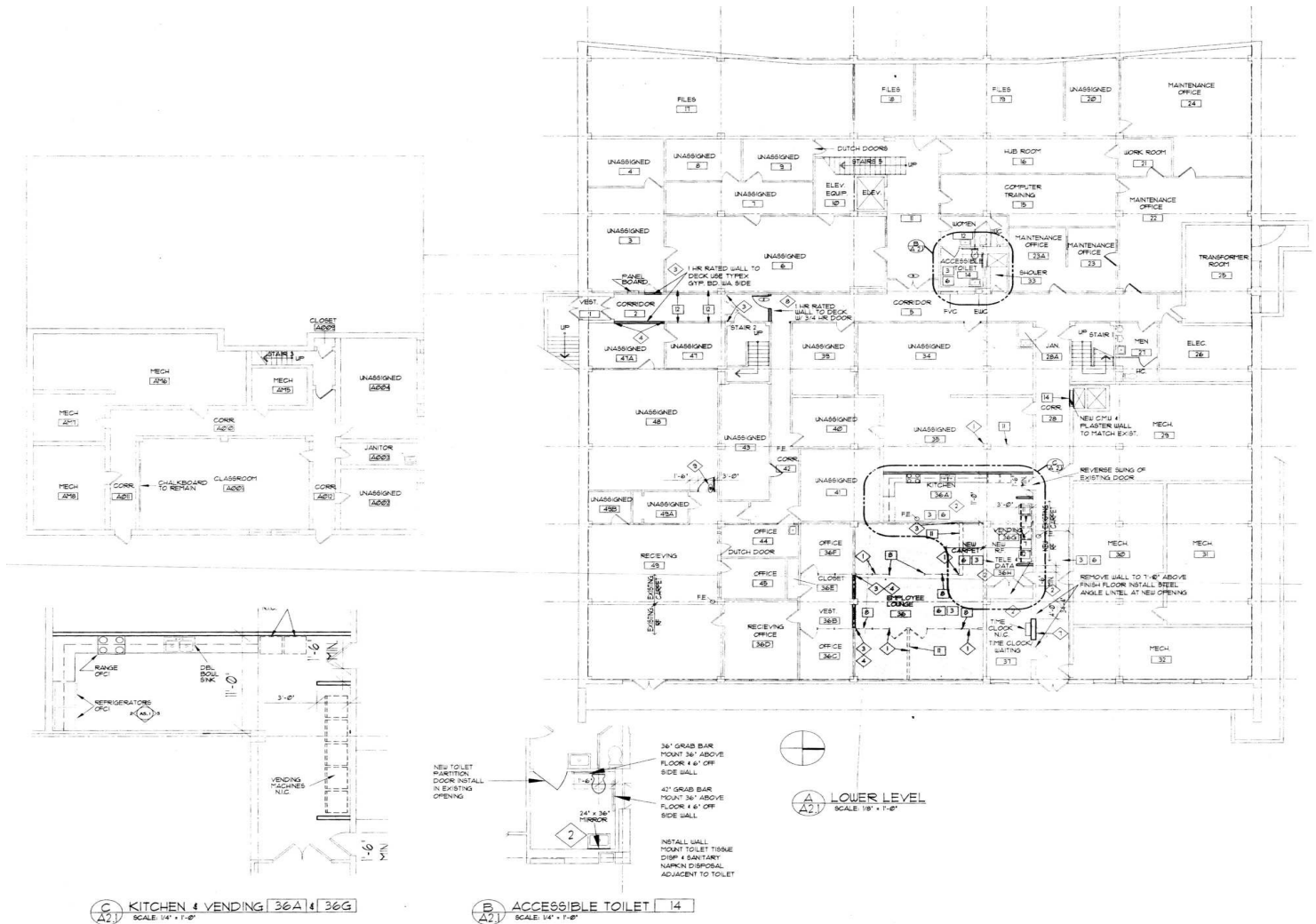
Offering Summary

Sale Price:	\$5,070,000.00
Building Size:	63,369 SF
Acres	3 AC

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	984	1,607	4,225
Total Population	1,546	2,595	7,266
Average HH Income	\$88,586	\$88,001	\$90,648

Floor Plans

1130 & 1144 Hampton Avenue | Lower Level

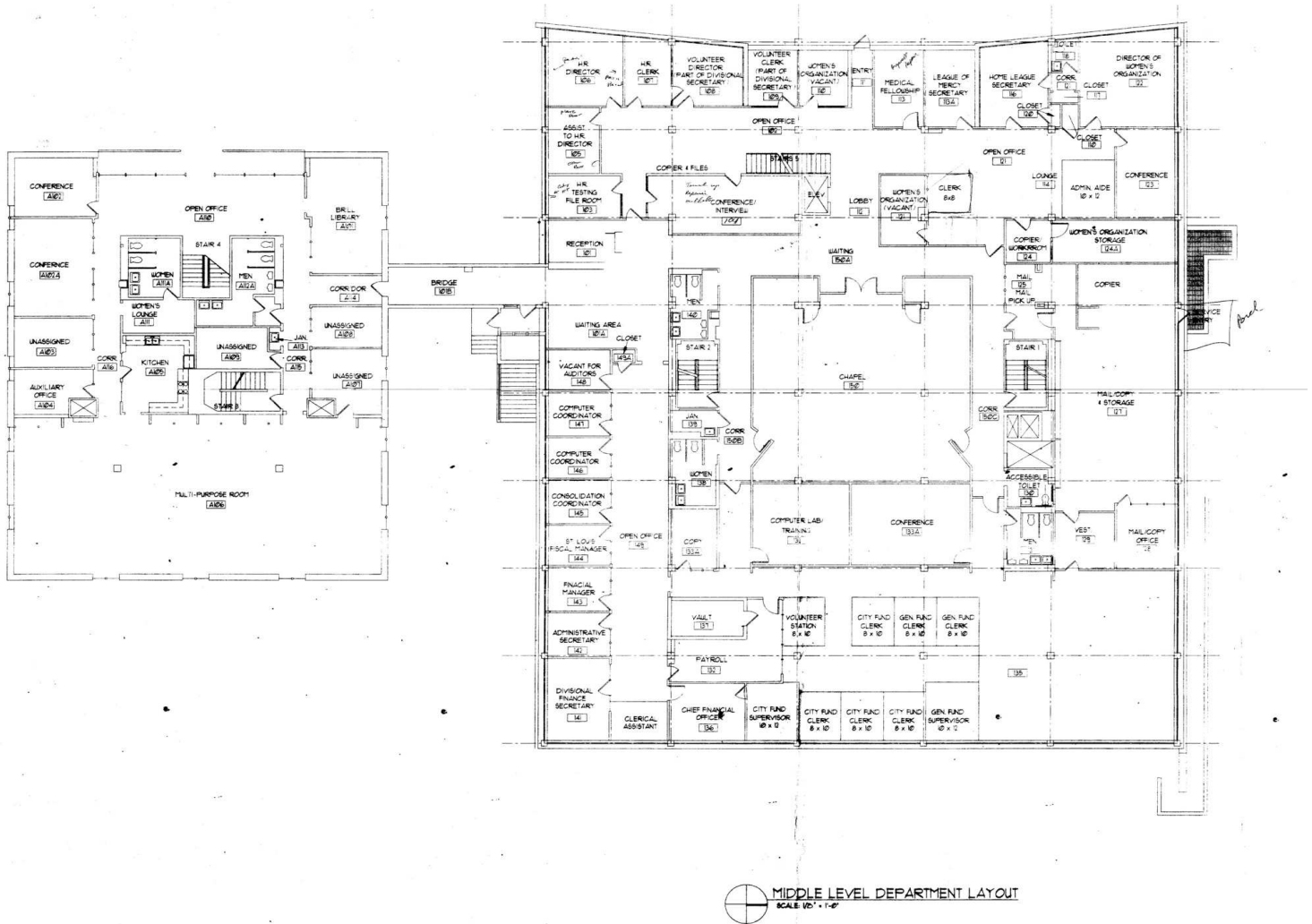


C KITCHEN & VENDING 36A & 36G
A2! SCALE: 1/4" = 1'-0"


ACCESSIBLE TOILET 14
 SCALE: 1/4" = 1'-0"

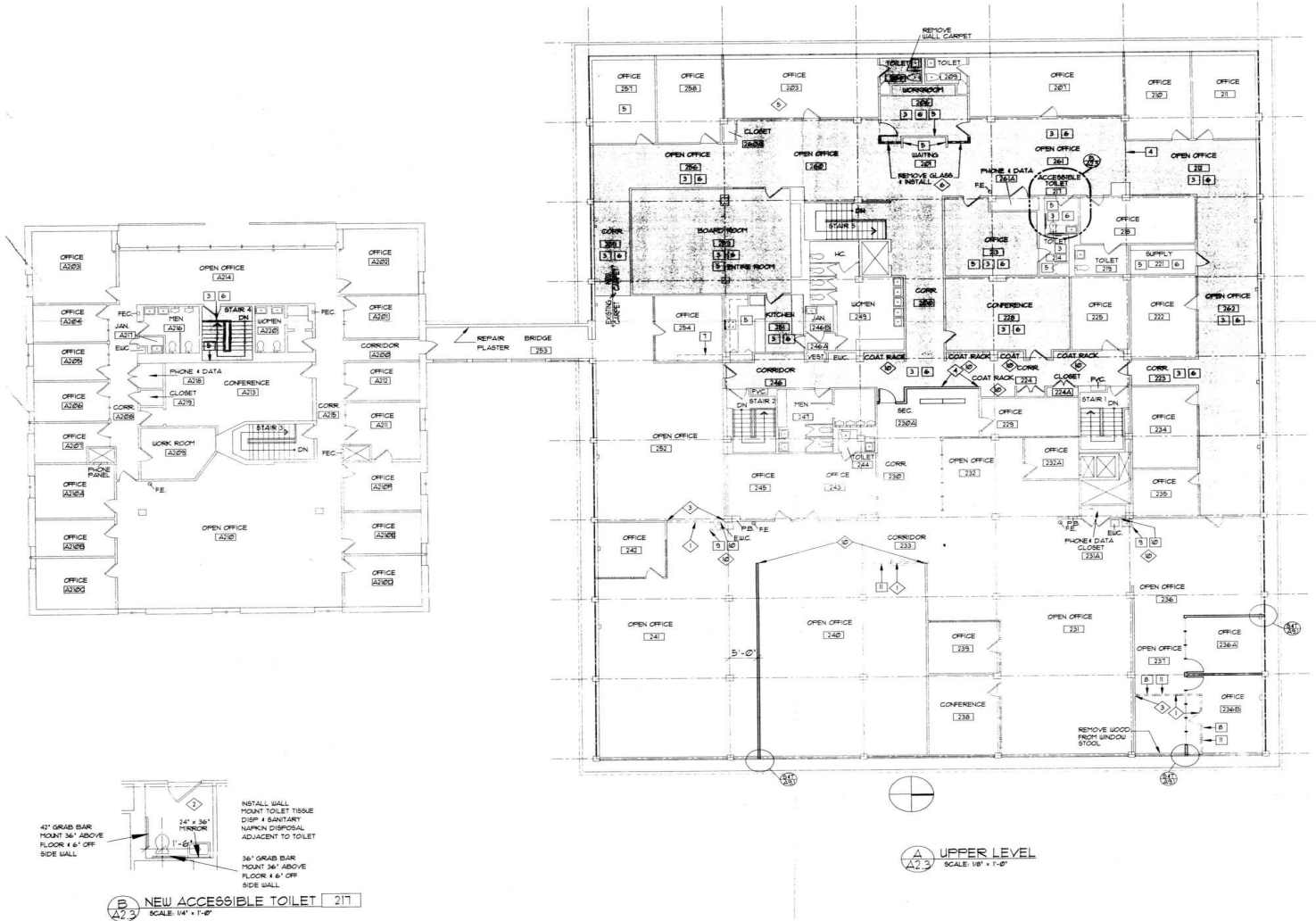
Floor Plans

1130 & 1144 Hampton Avenue | Middle Level



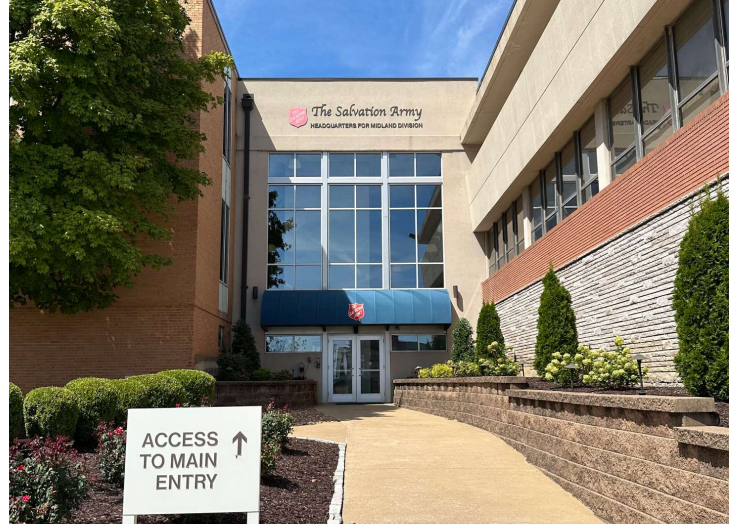
Floor Plans

1130 & 1144 Hampton Avenue | Upper Level



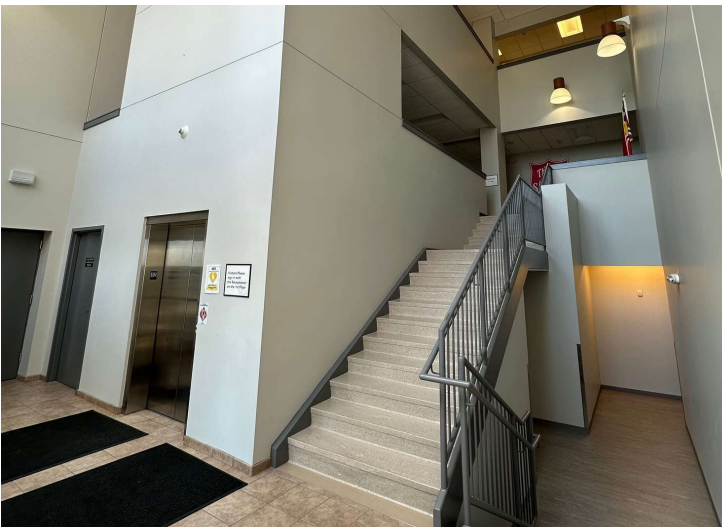
Additional Photos

1130 & 1144 Hampton Avenue



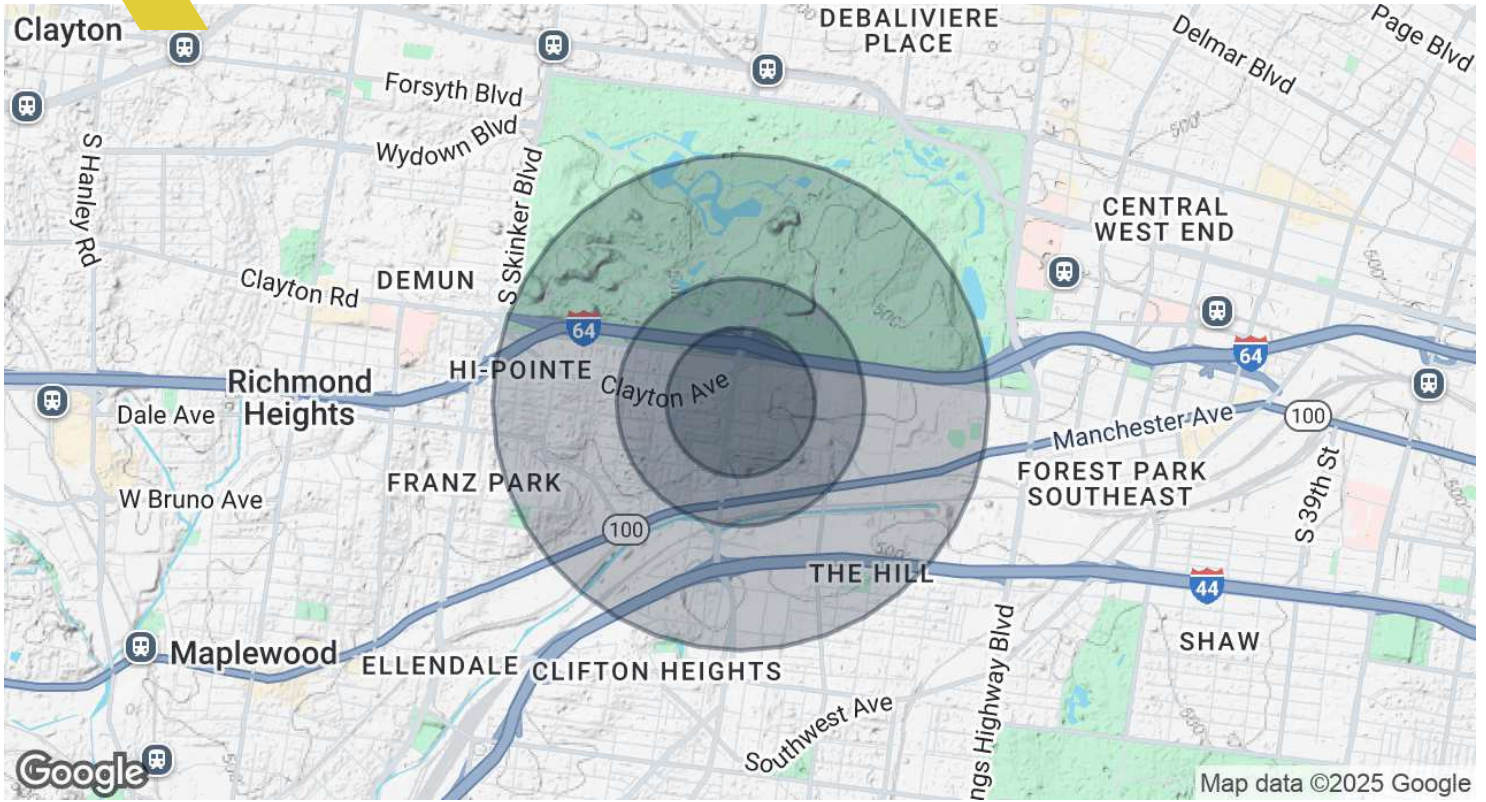
Additional Photos

1130 & 1144 Hampton Avenue



Demographics Map & Report

1130 & 1144 Hampton Avenue



Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	1,546	2,595	7,266
Average Age	37	38	39
Average Age (Male)	37	37	39
Average Age (Female)	37	38	40

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	984	1,607	4,225
# of Persons per HH	1.6	1.6	1.7
Average HH Income	\$88,586	\$88,001	\$90,648
Average House Value	\$261,260	\$255,709	\$270,427

Demographics data derived from AlphaMap

Broker Contacts



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