

RETAIL FOR SALE OR LEASE

THE SHOPPES AT HILLTOP

405-463 MERAMEC BLVD | EUREKA, MO 63025

LEASING INFORMATION

MIKE HURLEY 314.484.1469

mhurley@balkebrown.com

PROPERTY DESCRIPTION

- 30,195 sf retail bays available
 - 4,500 sf minimum divisible
 - 25,216 sf maximum contiguous
- For Lease: \$13.00 psf NNN
- Outlots for Sale
 - Lot #2 - 1.282 AC
 - Lot #3 - 1.207 AC
- Located at the signalized intersection of W. 5th St. & Meramec Blvd just 1/2 mile west of Hwy 109
- Excellent visibility from I-44
- High traffic location in growing Eureka
- Join Davita and Mercy is this high-end center
- 64,024 VPD on I-44
12,470 VPD on W 5th Street



2014	1 MILE	3 MILE	5 MILE
POPULATION	4,321	12,253	27,867

2014 MEDIAN	1 MILE	3 MILE	5 MILE
HOUSEHOLD \$	\$99,730	\$99,361	\$97,824



1001 Highlands Plaza Drive West, Suite 150
 St. Louis, MO 63110
 p: 314.621.1414 | www.balkebrown.com

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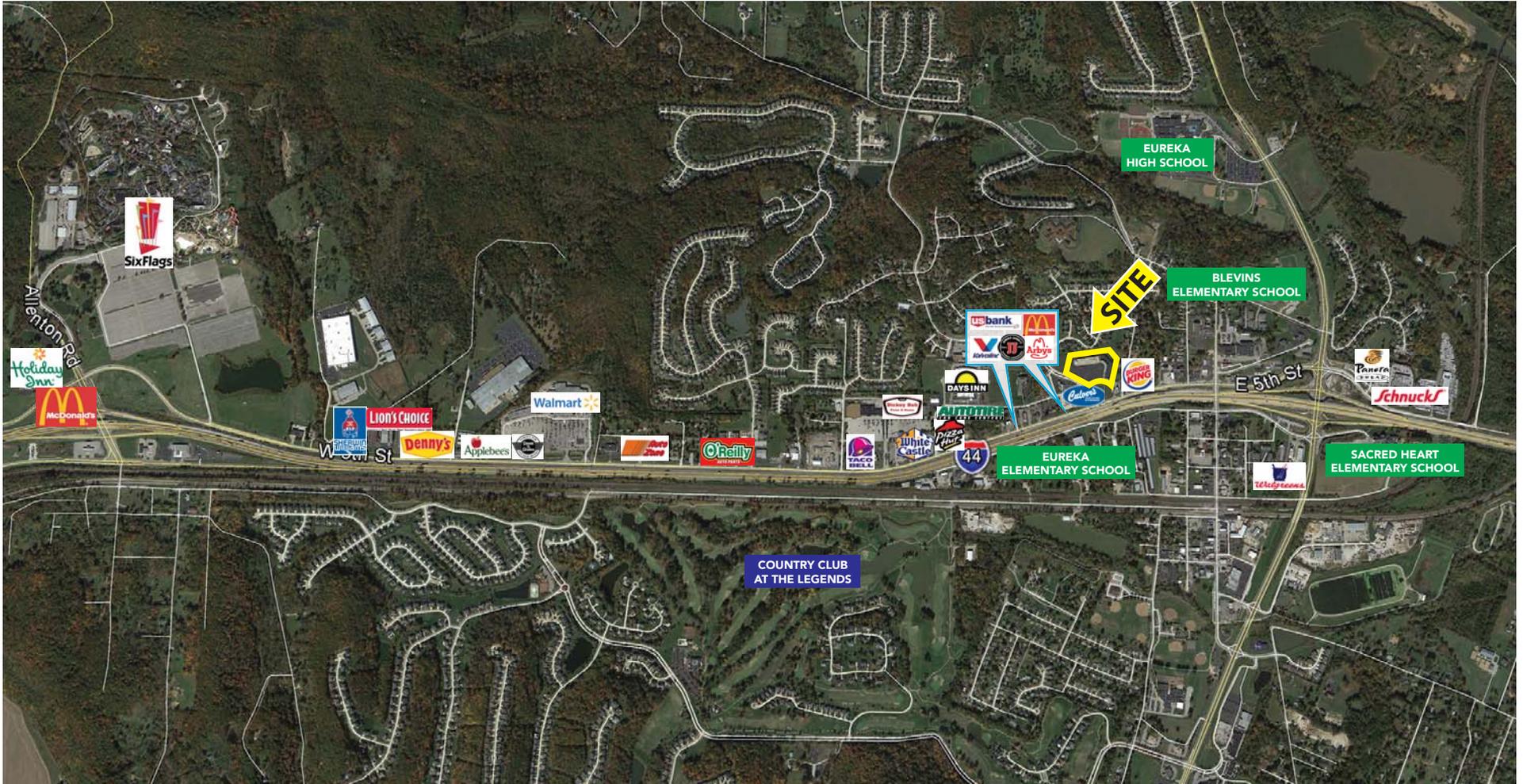
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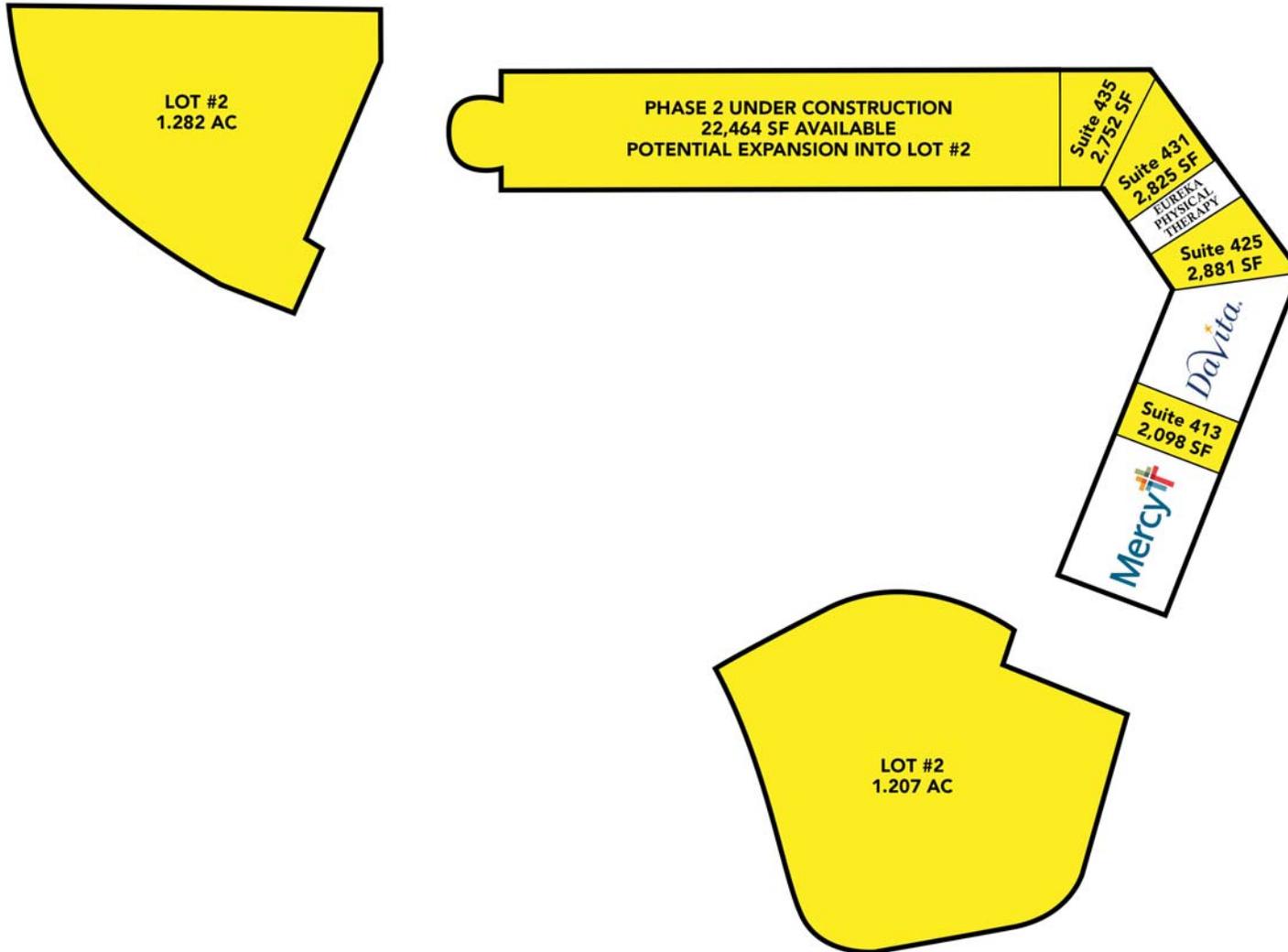
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