

FOR LEASE

ST. ANDREWS PLAZA

3102-3141 WEST CLAY
ST. CHARLES, MO 63301



FEATURING

- 1,000/3,500 square feet available
- Excellent Highway 70 visibility
- Easy access to Highway 70
- Ample parking
- Competitive lease rates
- Great location for restaurant, drycleaners, Insurance, Sandwich shop, Urgent care, Resale business, Physical therapy, Tanning salon, Pawn shop and much more!

TRAFFIC COUNT

ON HIGHWAY 70

114,943

VEHICLES PER DAY

DEMOGRAPHICS

	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
AVERAGE HOUSEHOLD INCOME	\$68,168	\$68,222	\$72,872
2021 POPULATION	9,309	60,068	124,857

CG CORPORATE GROUP, INC.

636-946-0761

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Commercial/Residential Real Estate * Leasing
Sales * Tenant Rep * Management * Development

2500 S Old Hwy 94, Suite 200, St. Charles MO 63303

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