



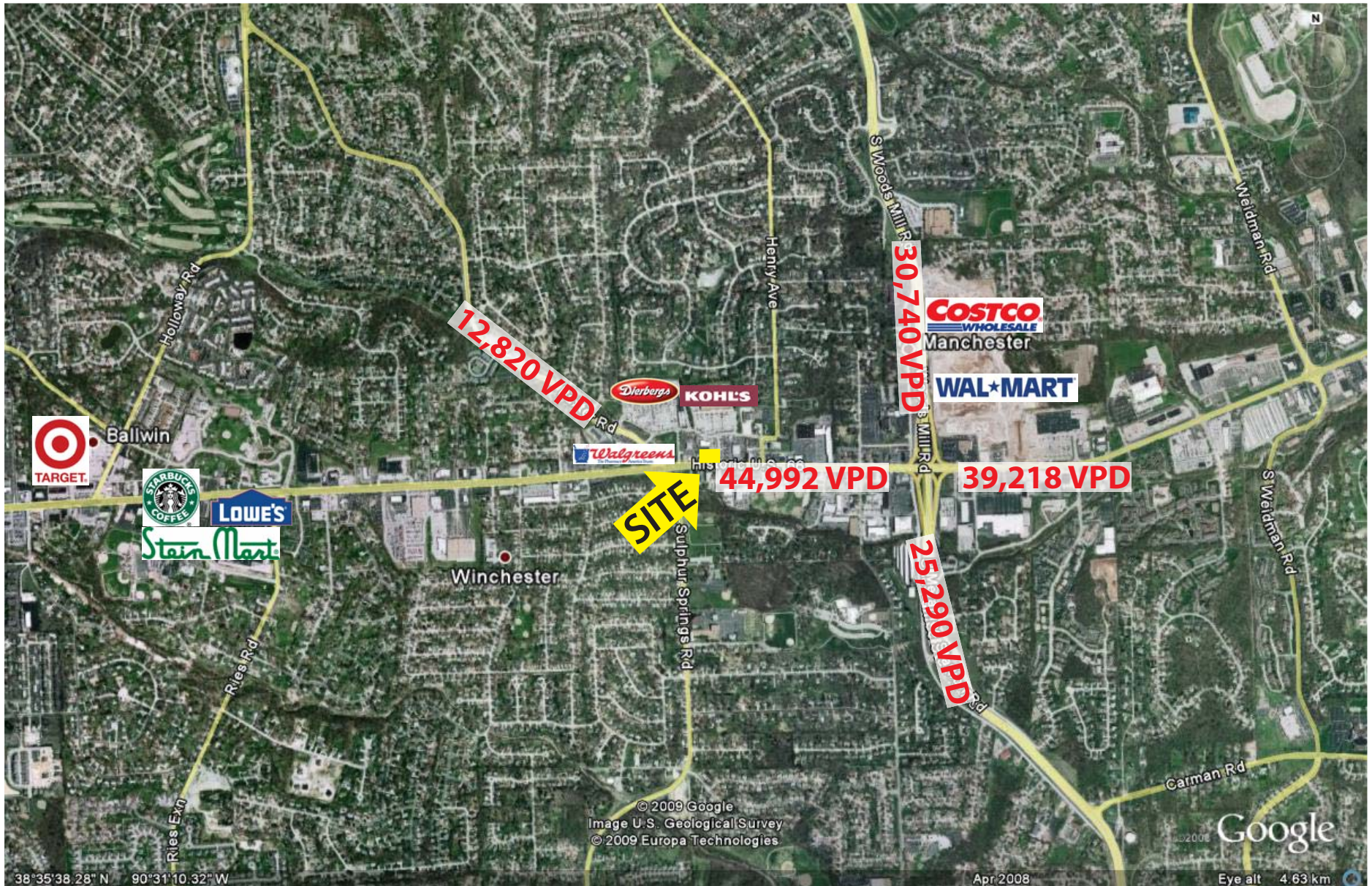
PROPERTY HIGHLIGHTS

- 4,000 SF Freestanding Building
- Located in the heart of Ballwin
- Currently Built-Out as a Salon
- Available March 2010
- Excellent Visibility from Manchester Road
- Freestanding building opportunity

\$20.00 NNN

	1 - mile	2 - mile	3 - mile
Est. Pop.	9,619	40,776	85,437
Med. HH Income	\$68,514	\$74,743	\$78,999
Med. Age	39.9	39.8	39.3
Day Pop	9,847	33,721	72,782

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