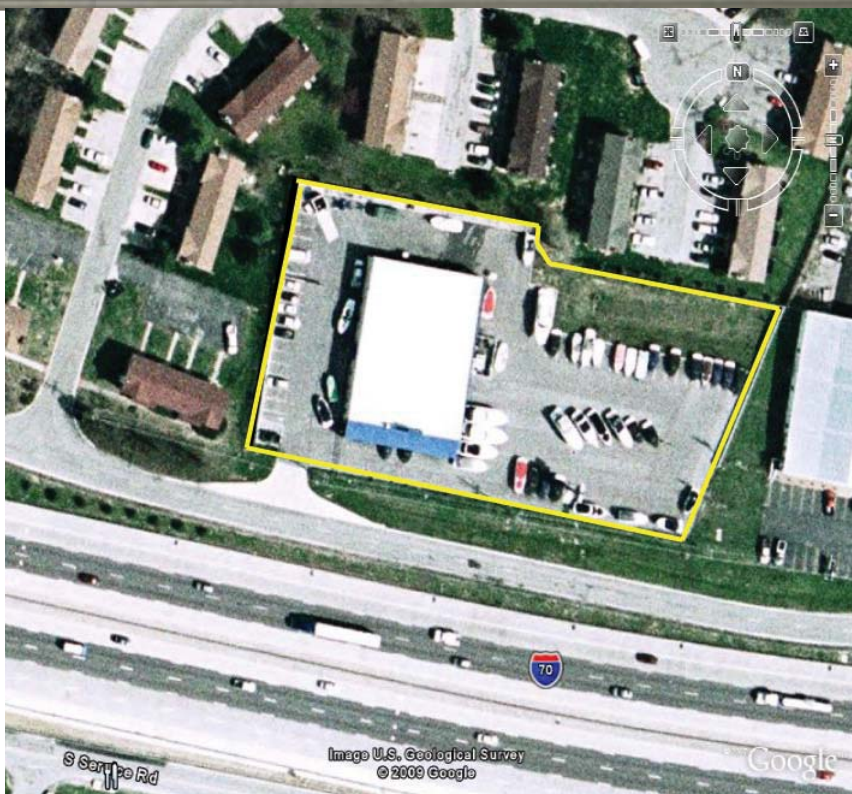
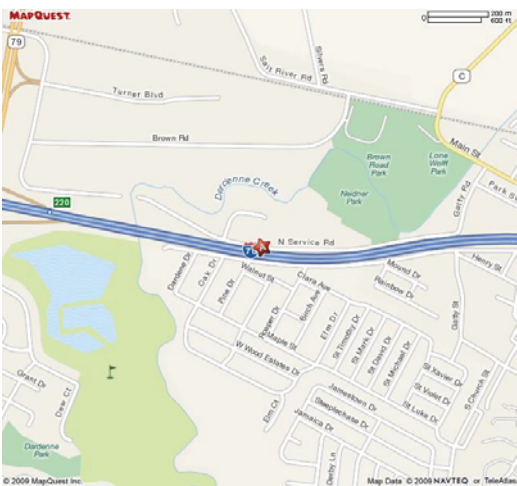


# OFFICE/WAREHOUSE FOR SALE 151 NORTH SERVICE ROAD ST. PETERS, MO 63376



**DIRECTIONS:** I-70 to left on N. Outer Road to left on North Gatty which becomes N Outer Road again to property.

**Building Size:** 11,160 sf  
**Lot Size:** 1.94 Acres  
**Ceiling Height:** 16'  
**4 Overhead doors:** (3) - 24' x 14'; (1) - 12' x 14'  
**Frontage:** 378'  
**Zoning:** C-3  
**Municipality:** St. Peters  
**Traffic Count:** 151,749 - ADT 2008  
I-70, west of Mid Rivers  
**Taxes:** \$21,879.65 (2011)  
**Comments:** Fenced lot with outside storage  
**Sale Price:** \$1,550,000.00

**Patricia McKelvey**  
636-448-1294 Cell  
pmckelvey@mckelveyproperties.com

2154 Bluestone Drive  
St. Charles, Missouri 63303  
636-669-9111 / office  
636-669-9117 / fax



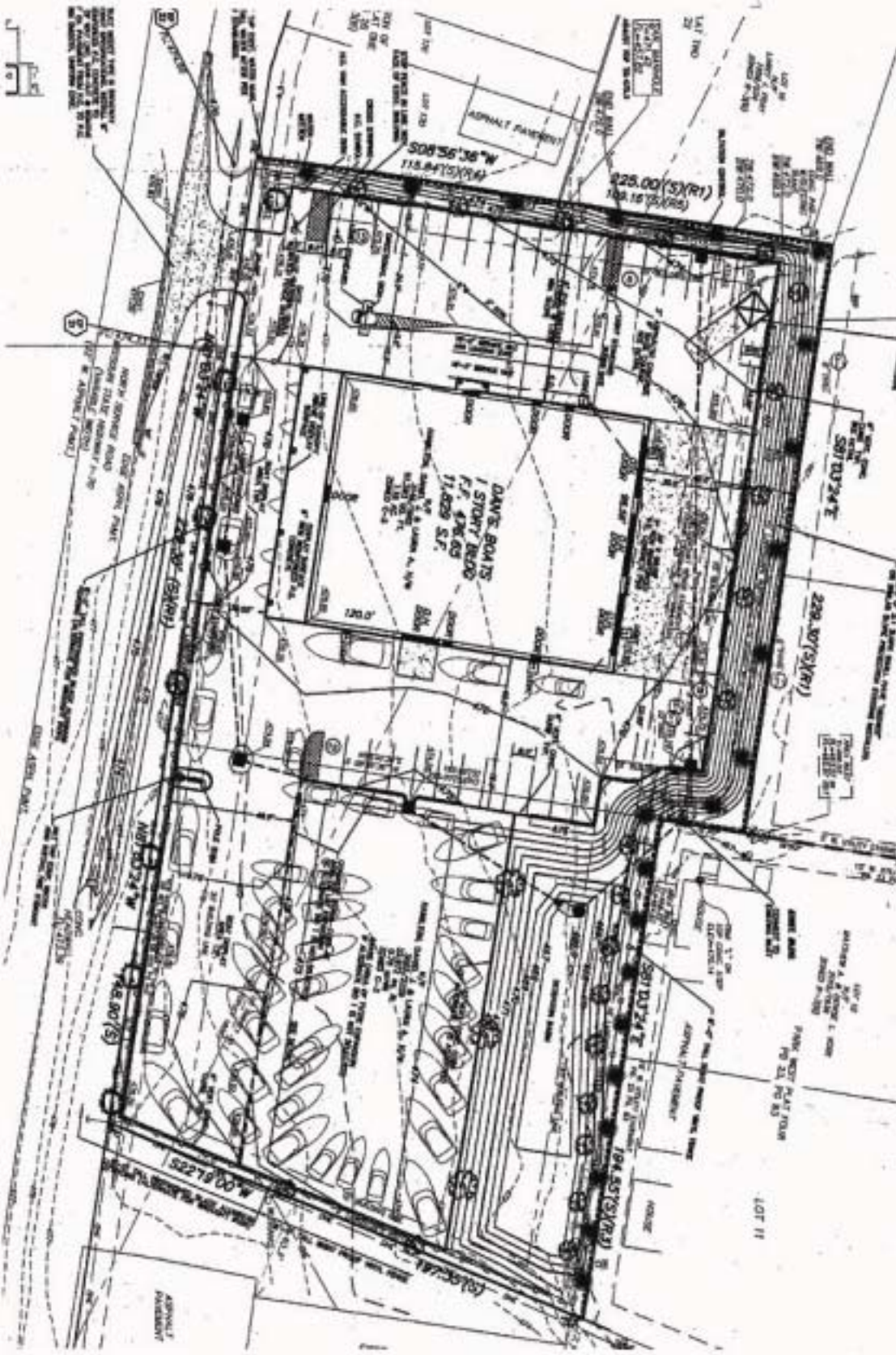
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151 N Service Road  
St. Peters, MO 63376

MP



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151 N Service Road  
St. Peters, MO 63376

MP



warehouse



warehouse



kitchen



drive in door



office

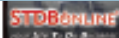


reception area

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# DEMOGRAPHICS

151 N Service Road  
St. Peters, MO 63376



151 N Service Rd, Saint Pete...  
38.800078, -90.632807

Latitude: 38.800078  
Longitude: -90.632807  
Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
 2000 Total Population	5,359	45,666	125,888
2000 Group Quarters	2	229	623
2009 Total Population	5,558	51,567	147,793
2014 Total Population	5,748	54,339	159,407
2009 - 2014 Annual Rate	0.67%	1.05%	1.52%
 2000 Households	2,073	15,366	43,668
2000 Average Household Size	2.58	2.96	2.87
2009 Households	2,232	18,086	53,242
2009 Average Household Size	2.49	2.84	2.76
2014 Households	2,323	19,242	58,032
2014 Average Household Size	2.47	2.81	2.74
2009 - 2014 Annual Rate	0.8%	1.25%	1.74%
2000 Families	1,455	12,281	34,490
2000 Average Family Size	3.09	3.33	3.25
2009 Families	1,488	13,892	40,511
2009 Average Family Size	3.05	3.26	3.19
2014 Families	1,511	14,502	43,277
2014 Average Family Size	3.06	3.26	3.19
2009 - 2014 Annual Rate	0.31%	0.86%	1.33%
 2000 Housing Units	2,127	15,688	44,810
Owner Occupied Housing Units	74.2%	86.5%	83.9%
Renter Occupied Housing Units	21.7%	11.3%	13.5%
Vacant Housing Units	4.1%	2.1%	2.6%
2009 Housing Units	2,338	18,754	55,500
Owner Occupied Housing Units	71.4%	83.6%	81.3%
Renter Occupied Housing Units	24.0%	12.8%	14.6%
Vacant Housing Units	4.5%	3.6%	4.1%
2014 Housing Units	2,443	19,998	60,612
Owner Occupied Housing Units	70.9%	83.3%	80.9%
Renter Occupied Housing Units	24.2%	12.9%	14.8%
Vacant Housing Units	4.9%	3.8%	4.3%
<b>Median Household Income</b>			
2000	\$48,980	\$60,490	\$59,239
2009	\$61,407	\$78,236	\$77,123
2014	\$58,996	\$84,324	\$82,237
<b>Median Home Value</b>			
2000	\$90,474	\$112,078	\$116,367
2009	\$138,913	\$171,405	\$177,961
2014	\$168,894	\$210,345	\$217,475
<b>Per Capita Income</b>			
2000	\$20,925	\$22,331	\$22,524
2009	\$27,777	\$30,949	\$31,215
2014	\$28,913	\$32,369	\$32,677
<b>Median Age</b>			
2000	36.2	33.8	33.2
2009	38.1	34.8	34.3
2014	38.6	34.8	34.3

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by total population. Detail may not sum to totals due to rounding.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.