



- **2,340 Square Feet Available**
- **1083 S Woods Mill**
- 5 private offices, 2 ADA restrooms, kitchenette
- Located at intersection of Woods Mill Road and Clayton Road
- Excellent signage available
- Ample convenient parking at 7.4 per 1,000 sf
- Demographics (1 mile):
  - 53,389 VPD
  - Average Household Income: \$116,999
  - Population: 9,622
- **Lease Rate: \$17.50 PSF, NNN**

*See site plan and floor plan on reverse*

The information contained herein was obtained from a source we consider to be reliable. While we have no reason to doubt its accuracy, we do not guarantee it. All information contained herein is subject to change without notice

*Retail*

HUTKIN DEVELOPMENT COMPANY  
10829 Olive Boulevard  
Suite 200  
St. Louis, MO 63141

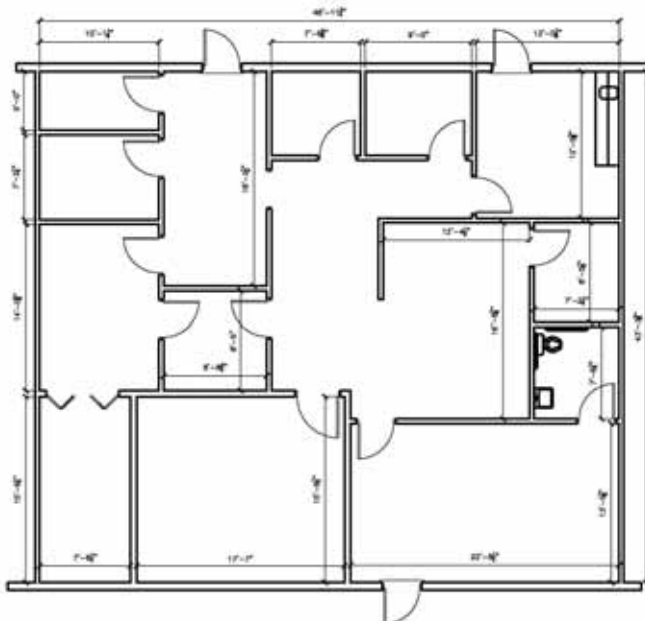
Telephone 314.872.9140  
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Visit our website:  
[www.hutkin.com](http://www.hutkin.com)

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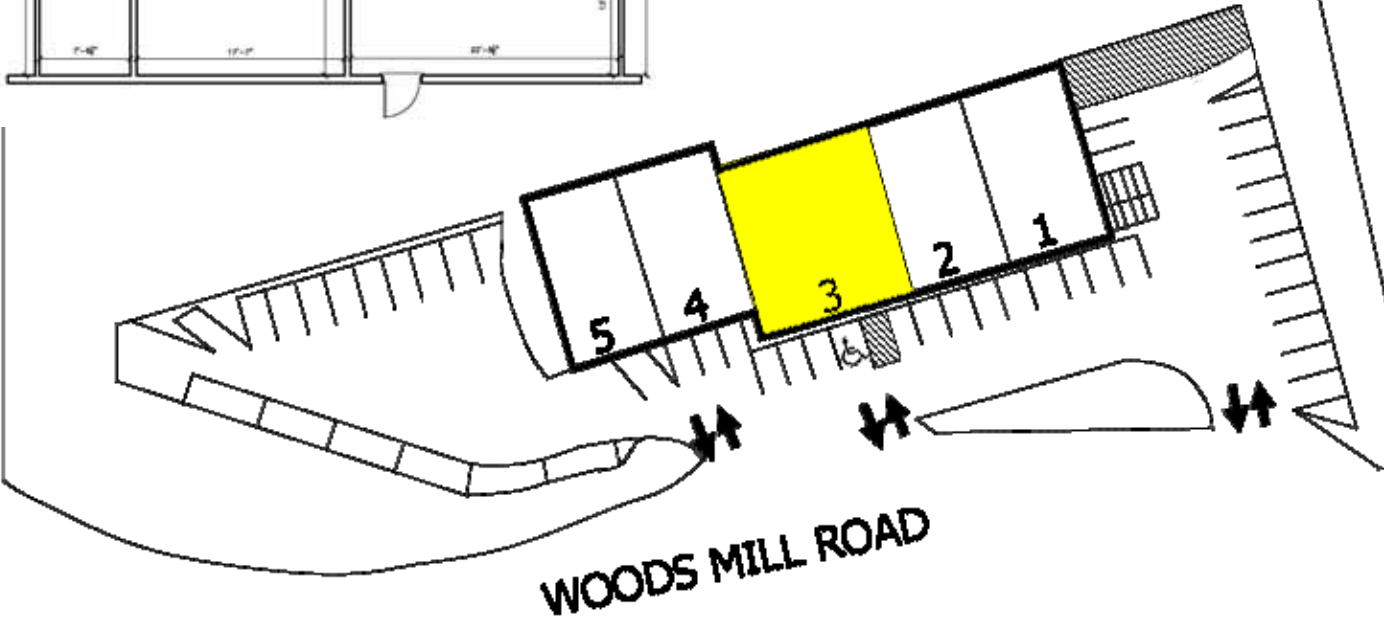
Brad Eisel  
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NO	ADDRESS	OCCUPIED AVAILABLE	SQUARE FEET
1	1077 S. Woodsmill Road	Occupied	1,400
2	1081 S. Woodsmill Road	Occupied	1,242
3	1083 S. Woodsmill Road	<b>AVAILABLE</b>	2,340
4	1087 S. Woodsmill Road	Occupied	1,138
5	1091 S. Woodsmill Road	Occupied	962



WEST CLAYTON ROAD



## Retail



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