



FOR SALE AND LEASE
40-70 E NORTH STREET
EUREKA, MISSOURI





40-70 E NORTH STREET

PHOTOS

NICK HARTIG

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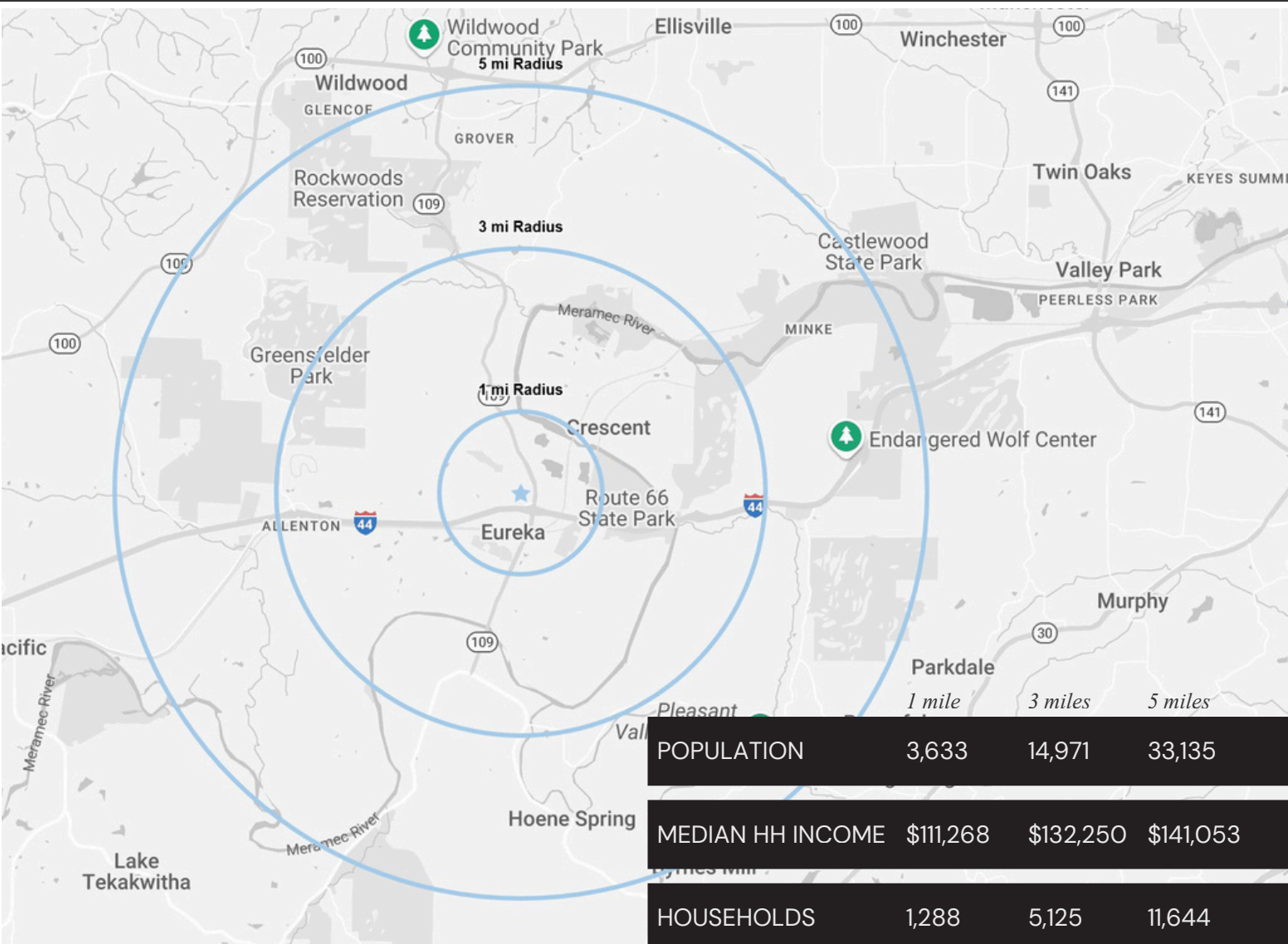
DEMOGRAPHICS + DETAILS

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- Sale Price \$900,000
- Asking lease rate: \$19.50 PSF + NNN
- Excellent visibility & building signage opportunities
- Easy access to Interstate 44 (75,736 VPD) & Highway 109 (24,800 VPD)
- Close proximity to Eureka High School and other educational institutions
- Strong area demographics
Prime location in an established retail corridor
- Four 4,000 SF office buildings ideal for medical or professional office use
- Surrounded by retail, dining & service amenities
- Ample parking & high-quality office construction



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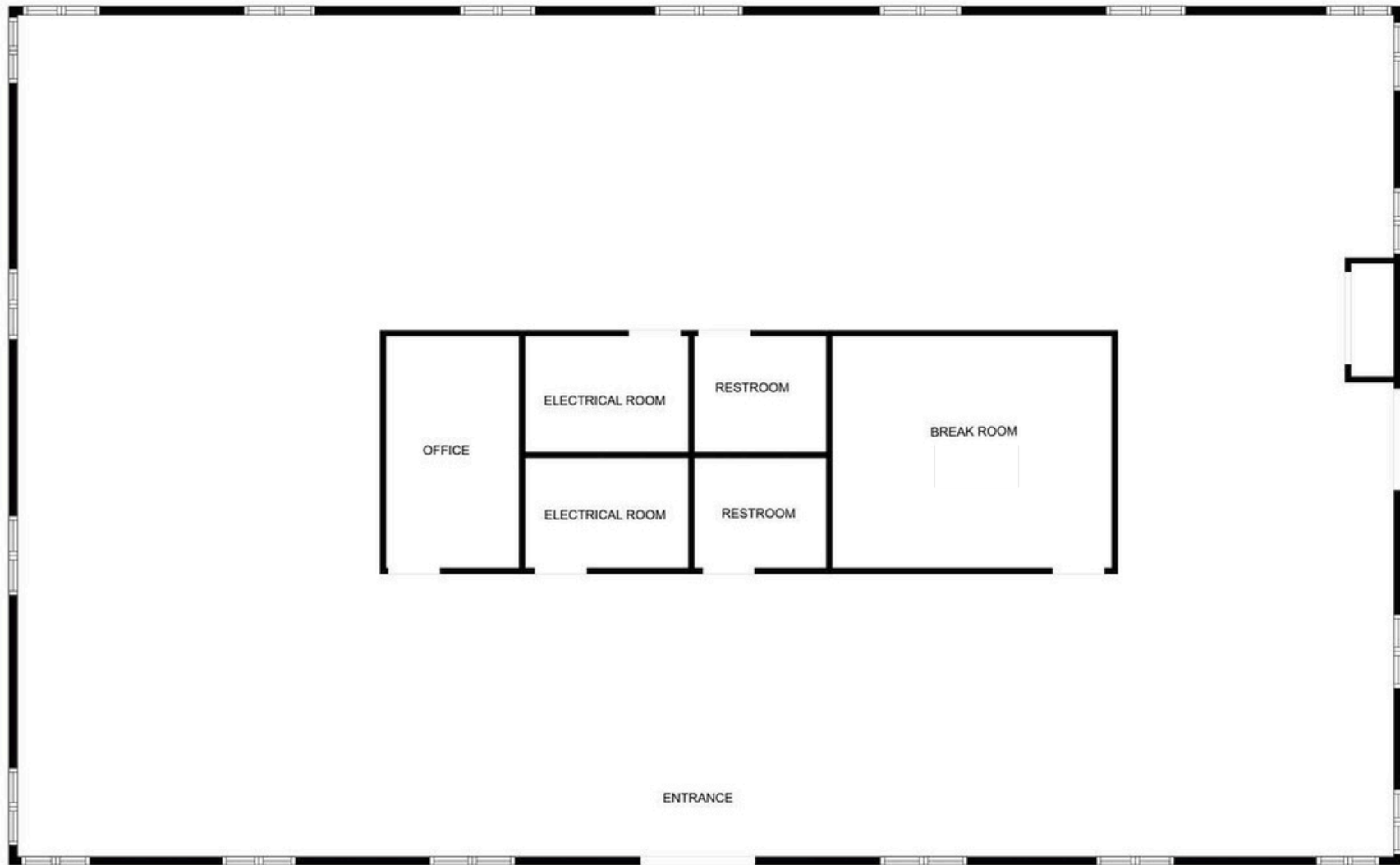
FLOOR PLAN

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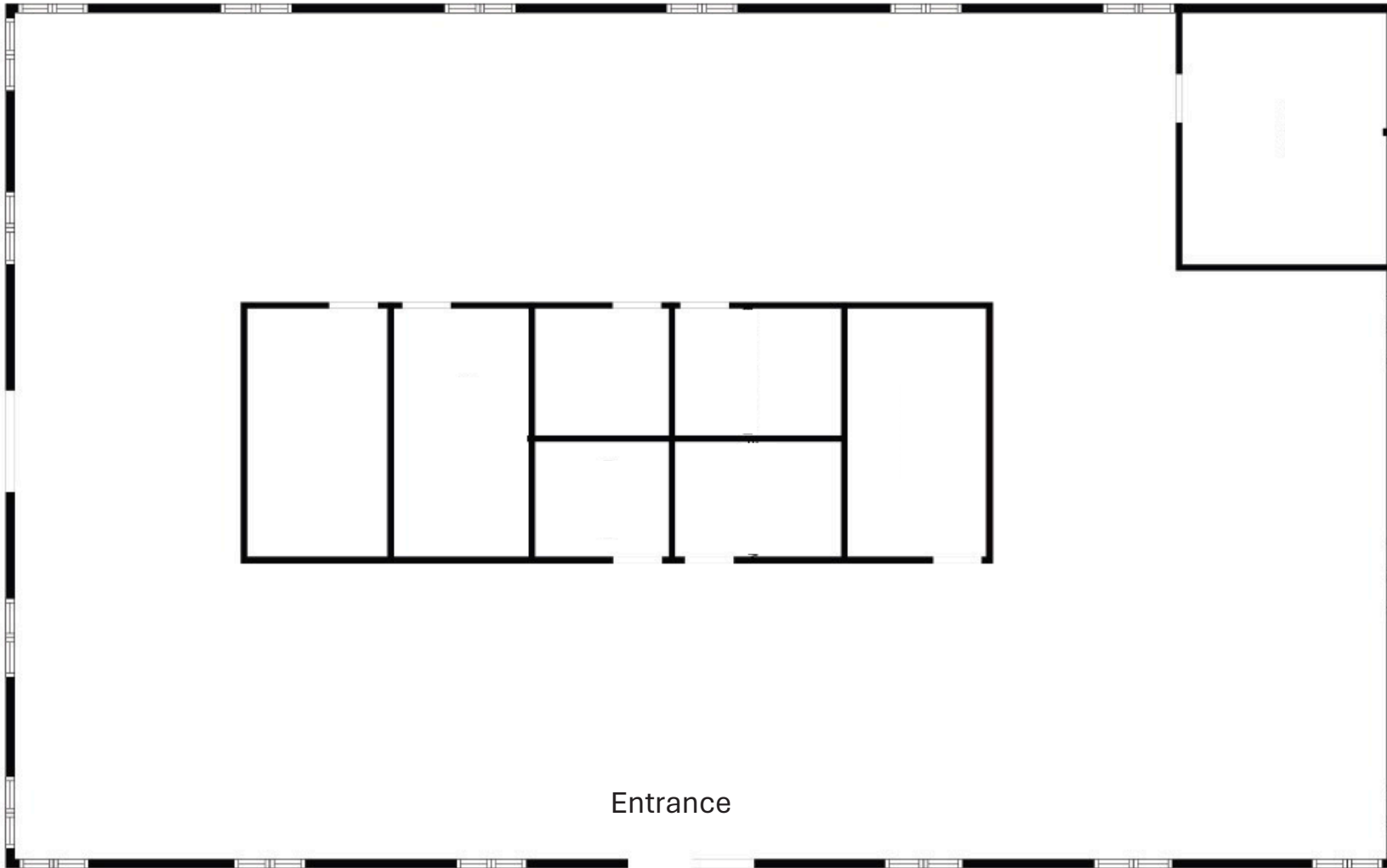
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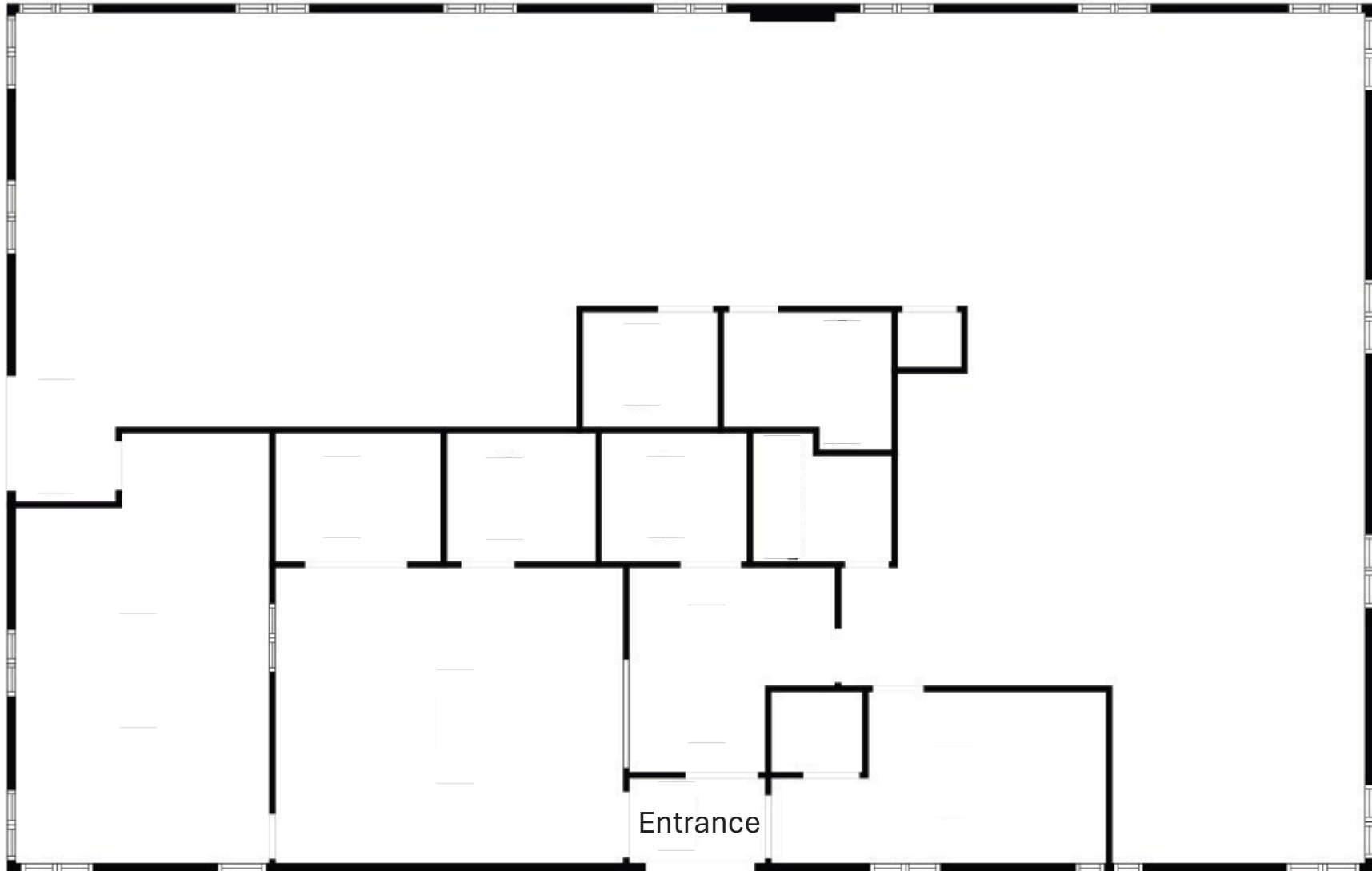
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MARKET AERIAL

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