

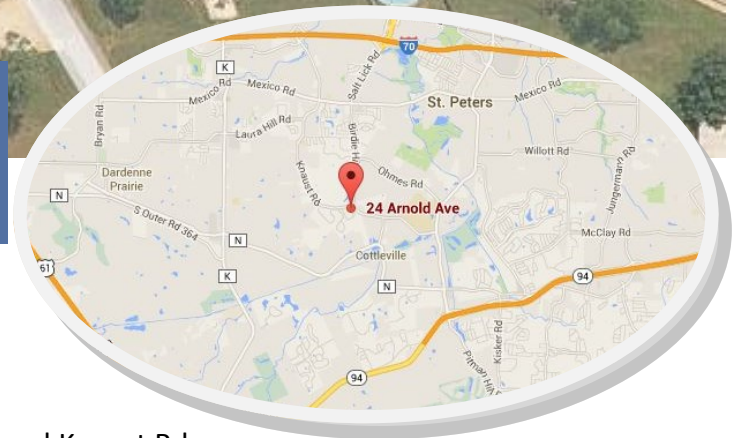


Dutchman Real Estate | *Real Estate Success*

FOR SALE
1.07 Acres - Commercial
St. Peters, Missouri



24 Arnold Avenue
St. Peters, MO 63376



Great investment opportunity!
Enormous commercial potential!

- Busy intersection
- Knaust Road frontage
- 1.07 acre property on the corner of Birdie Hills Rd. and Knaust Rd.
- Duplex on-site with a 3-car garage and a workshop
- Buildings being sold as-is
- Property zoned Commercial (C1)
- Property has been approved for 36' curb cut
- Corner lot with 300 feet of road frontage
- Electric, Gas and Sewer available on-site
- Well Water

For More Information Contact:

Dee Box
Cell: 314-267-2664
Dee@DutchmanRealty.com

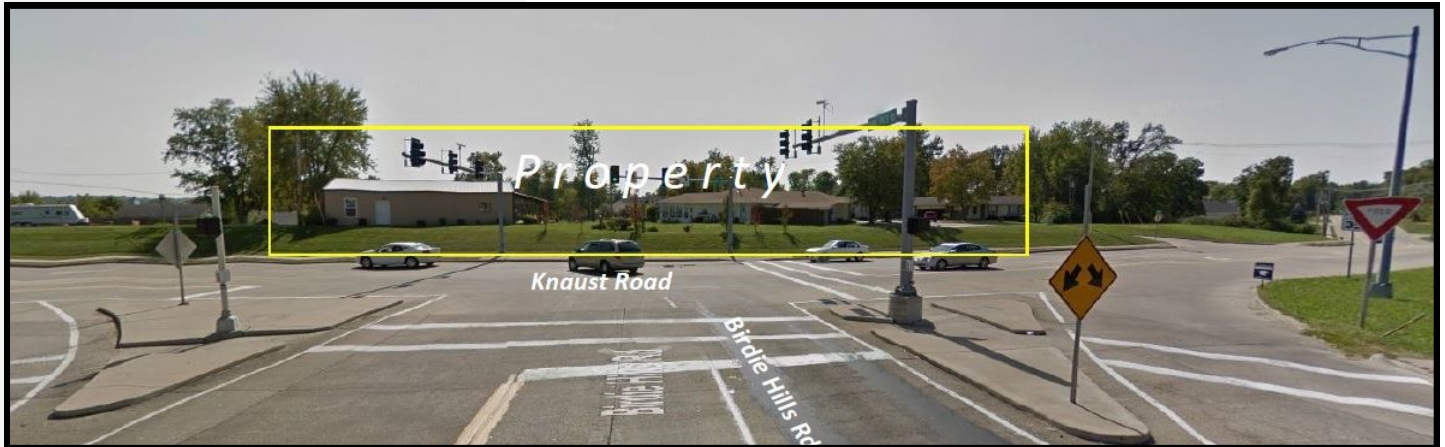
SALE PRICE: \$220,000.00

2507 Hwy K, O'Fallon, MO 63368 | DutchmanRealty.com | 636-949-0777



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DIRECTIONS

Take Hwy 70 to Hwy 79 (Exit 220)
Go South on Hwy 79 / Salt Lick Road
Salt Lick Road becomes Birdie Hills Road
Turn right on Knaust Road
Immediate left on Arnold Avenue
Property is on the left

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