

FOR SALE

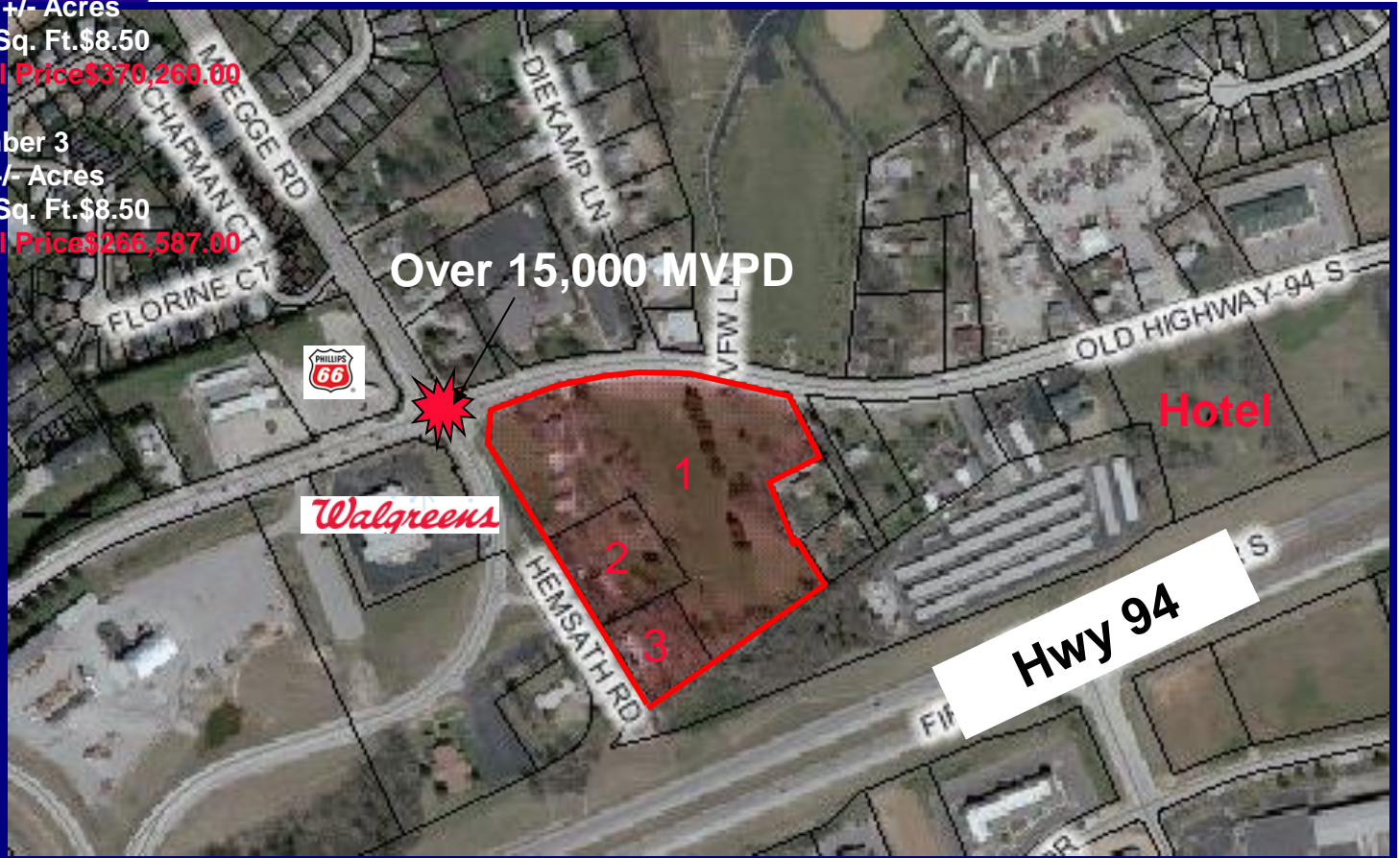
Number 1
5.95 +/- Acres
Per Sq. Ft. \$8.50
Total Price \$2,203,047.00

Number 2
1.00 +/- Acres
Per Sq. Ft. \$8.50
Total Price \$370,260.00

Number 3
.72 +/- Acres
Per Sq. Ft. \$8.50
Total Price \$266,587.00

2250 S. Old Hwy 94
1112 Hemsath Rd.
1114 Hemsath Rd.

Unincorporated St. Charles County



Property Information

- Approx. 7.68 +/- Acres
- Currently Zoned Residential
- Highest & Best Use: Commercial
- Sewer on Septic, Water & Gas Provided by the City of St. Charles
- Located at a 4-Way Lighted Intersection
- Frontage on Page Avenue off Ramp and Old Hwy 94

Price Per Sq. Ft. \$8.50
Total Price: \$2,839,894.20

Call Agent
Dee Bax
For More Info:
636.949.0777

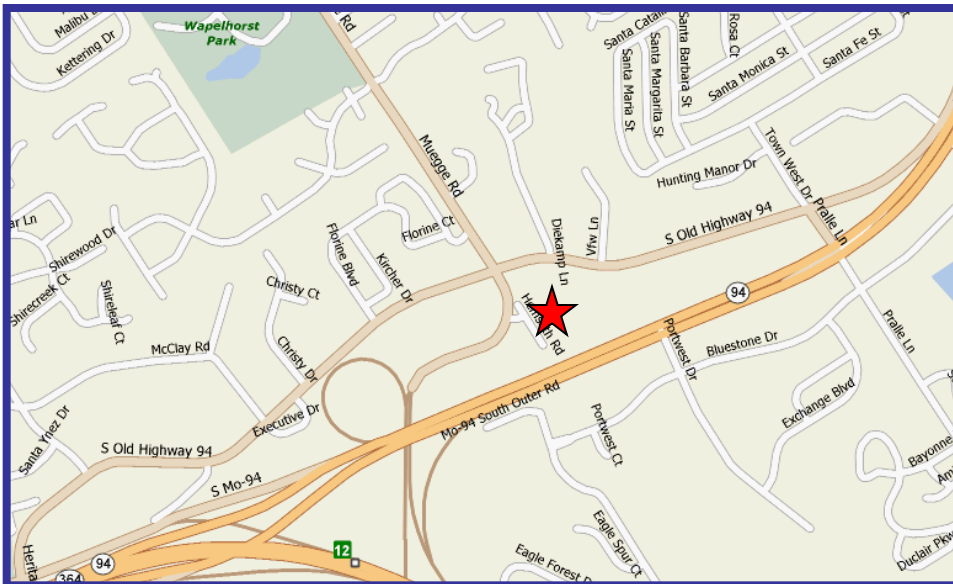


www.dutchmanrealty.com

FOR SALE

2250 S. Old Hwy 94 1112 Hemsath Rd. 1114 Hemsath Rd. Unincorporated St. Charles County

Over all view of
Property and
Page Extension
Ramp.



DIRECTIONS: 94 East turn Left onto Pralle Ln. and Left onto Old Hwy 94 or take 94 West turn right onto Pralle Ln. and Left onto Old Hwy 94. Corner Lot, Look for Dutchman Sign.

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