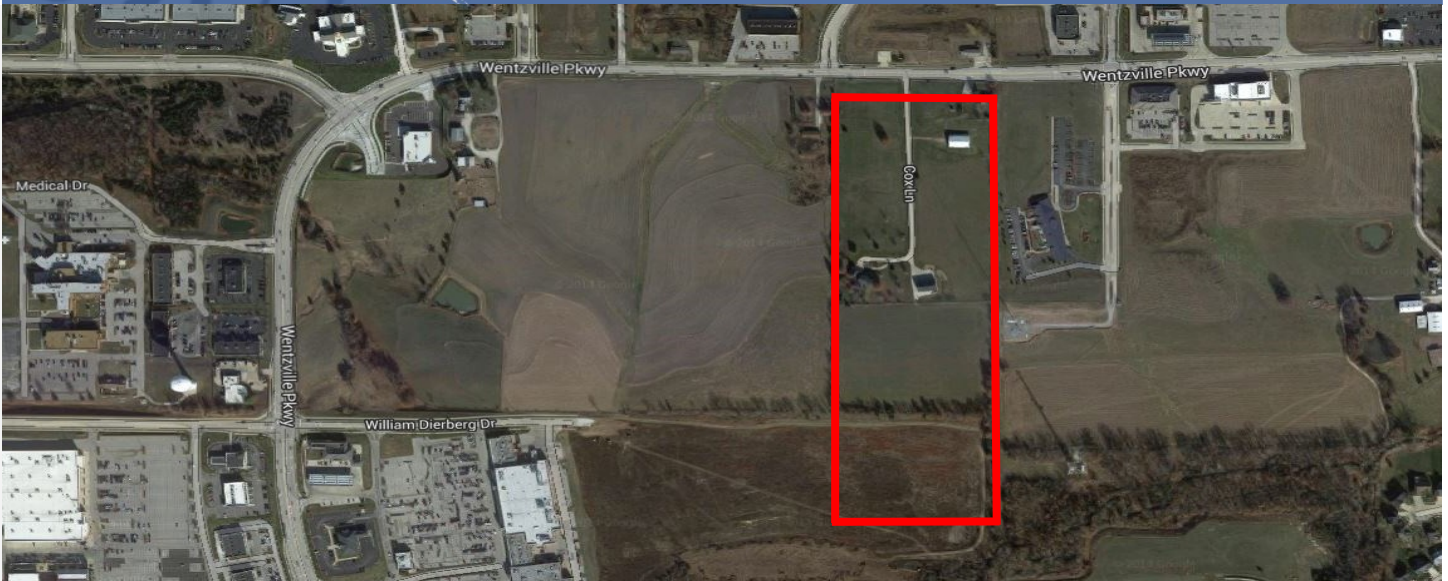




Dutchman Real Estate | *Real Estate Success*

**FOR SALE
COMMERCIAL SITE
Wentzville, Missouri**

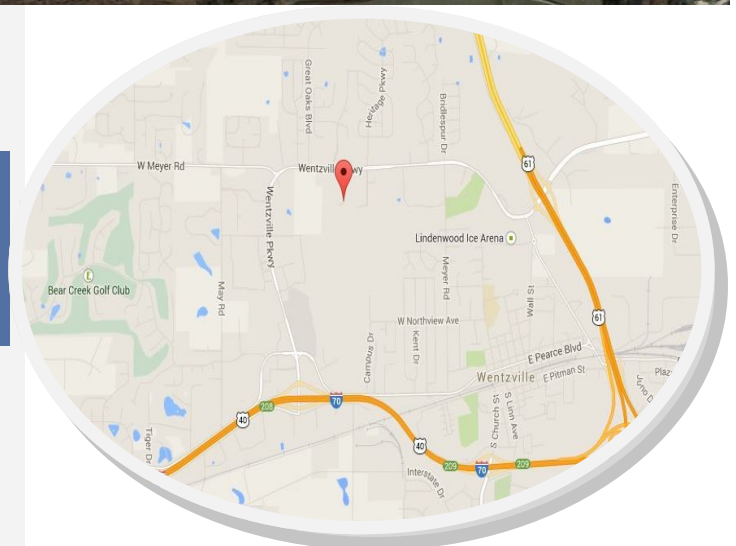


**#2 & #10 Cox Lane
Wentzville, MO 63385**

- 20± Acres PRIME development land
- Excellent opportunity for mixed-used development
- All utilities available
- High traffic location in fast-growing area
- Unincorporated St. Charles County

**3± Ac along Wentzville Parkway:
FOR SALE: \$1,045,440 (\$8 psf)**

**Remaining 17± Acres:
FOR SALE: \$3,702,600 (\$5 psf)**



For More Information Contact:

Dee Bax


Cell: 314-267-2664


Dee@DutchmanRealty.com



Seller is selling "AS-IS". Seller makes no representations or warranties of any kind and buyer accepts the property in its "AS-IS" "WHERE-IS" condition with all faults.



 Property boundaries

 Proposed new roadways

5055 Highway N Suite 215 Cottleville, MO 63304 /DutchmanRealty.com / 636-949-0777

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