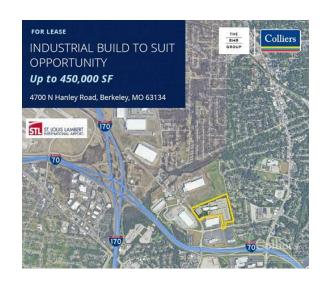
Industrial Build to Suit Opportunity

4700 N Hanley Rd | Berkeley, MO | US | St. Louis County **Available SF:** 450,000





Available SF: 450,000 Last Updated: May 5, 2025

Realtor/Owner Contact

Colliers

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Property and Area Description

Up to 450,000 SFLocated in NorthPark35-acre siteEconomic incentive programs availableProximity to major throughfaresAbundant competitive labor forceMass transit proximityFrontage along N Hanley RoadExpansion/storage opportunity

Population



762,820 10 Mile Radius

1,786,19220 Mile Radius

2,353,705

30 Mile Radius

Source: ESRI®, 2024

Households



336,623 10 Mile Radius **760,917** 20 Mile Radius

980,515 30 Mile Radius

Source: ESRI[®], 2024

Transportation