



Building Type:	Other, Retail
Available SF:	2,700
Total SF:	16,200
Number of Stories:	1
Expandable:	Unknown
Zoning:	Commercial
Site Size:	0.00 Acres
Year Built:	2005
Specialty Features:	None
Can Subdivide:	Unknown
Within City Limits:	Yes
Construction Type:	Masonry
Floor Type:	Unknown
Lease Rate:	\$14
Lease Terms:	Triple Net
Lease Rate Note:	14.00/sf
Last Updated:	Apr 10, 2025

### Economic Development Contact

Tim Burks, Dir. Planning & Development  
City of Warrenton  
200 West Booneslick  
Warrenton, Missouri 63383  
(636) 456-3535 | tburks@warrenton-mo.org

### Realtor/Owner Contact

Brad Busch  
St. Louis County Realty Co  
314-567-9944 | brad.busch@stlcorealty.com

### Property and Area Description

Adjacent to WalMart Supercenter. Tenants include: Great Clips, Rent A Center, Southwestern Hearing Aid, Advantage Americans, Hibbit Sports, and Mercy Clinic Family Medicine.

### Population

	195,300	963,189	2,564,454
	20 Mile Radius	40 Mile Radius	60 Mile Radius

Source: ESRI®, 2024

### Households

	71,927	377,434	1,066,800
	20 Mile Radius	40 Mile Radius	60 Mile Radius

Source: ESRI®, 2024

### Transportation

**Nearest Highway:** Interstate 70 (0.30 mi.)  
**Nearest Interstate:** Interstate 70 (0.30 mi.)  
**Nearest Airport:** St. Louis International Airport (44.20 mi.)  
**Nearest Commercial Airport:** St. Louis International Airport (44.20 mi.)  
**Rail Served:** No  
**Rail Served By:** Other  
**Rail Infrastructure in Place:** No

### Utilities

**Electric:** Ameren Missouri  
**Natural Gas:** Ameren Missouri  
**Water:** City of Warrenton  
**Sewer:** City of Warrenton  
**Telecommunications:** Centurylink