

AIRWAY CENTRE - FORMER GROCERY

10634 St. Charles Rock Rd - St. Ann, MO 63074



PROPERTY HIGHLIGHTS

- Former grocery store with 65,918 sf on 11.272 acres available
- Close proximity to The Crossings at Northwest, Express Scripts headquarters, University Missouri - St. Louis campus and St. Louis-Lambert International Airport
- High traffic counts along St. Charles Rock Rd. (31,476 vpd)

PROPERTY DETAILS

- Located at busy intersection with traffic signal
- Additional ground for expansion and outlot opportunities

| Demographics | 1 mile | 3 mile | 5 mile |
|---------------|----------|----------|----------|
| Population | 10,976 | 67,161 | 188,408 |
| Avg HH Income | \$61,491 | \$63,152 | \$72,497 |



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