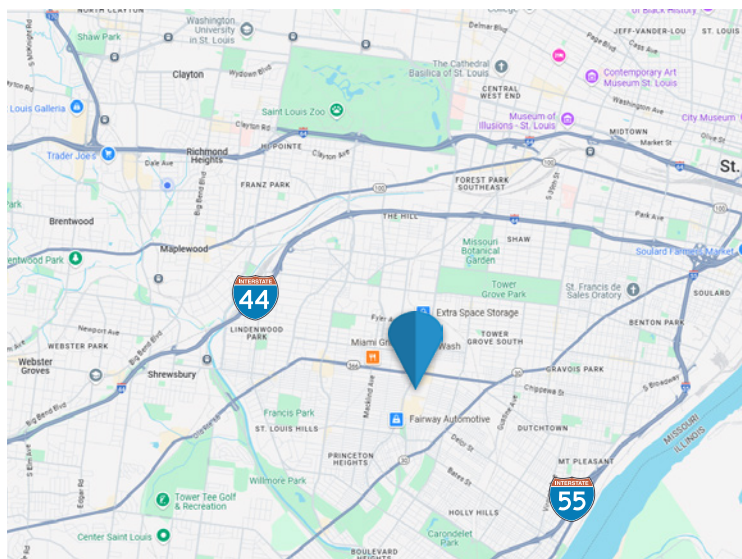


## FOR LEASE

Who Dat's  
4247 South Kingshighway Blvd  
St. Louis, MO 63109  
"The Crown District"



- Street Level with Great Visibility
- Possible Turn Key 2nd Generation Restaurant
- 8' Hood System
- Available as Early as 60 Days
- Some FF&E Negotiable
- Possibly Combined with Upper Level Space - The Attic



**Call for Price**

**Gary Andrews**

Office: 314-336-1993

Cell: 314-398-3993

[andrews@realtyexchangeweb.com](mailto:andrews@realtyexchangeweb.com)

Information contained herein has been obtained from the owner of the property or other sources. The Brokers do not guarantee the accuracy of this information. Sellers and Brokers make no representation as to the environmental or other conditions of the property and recommend that Purchaser(s) investigate fully.

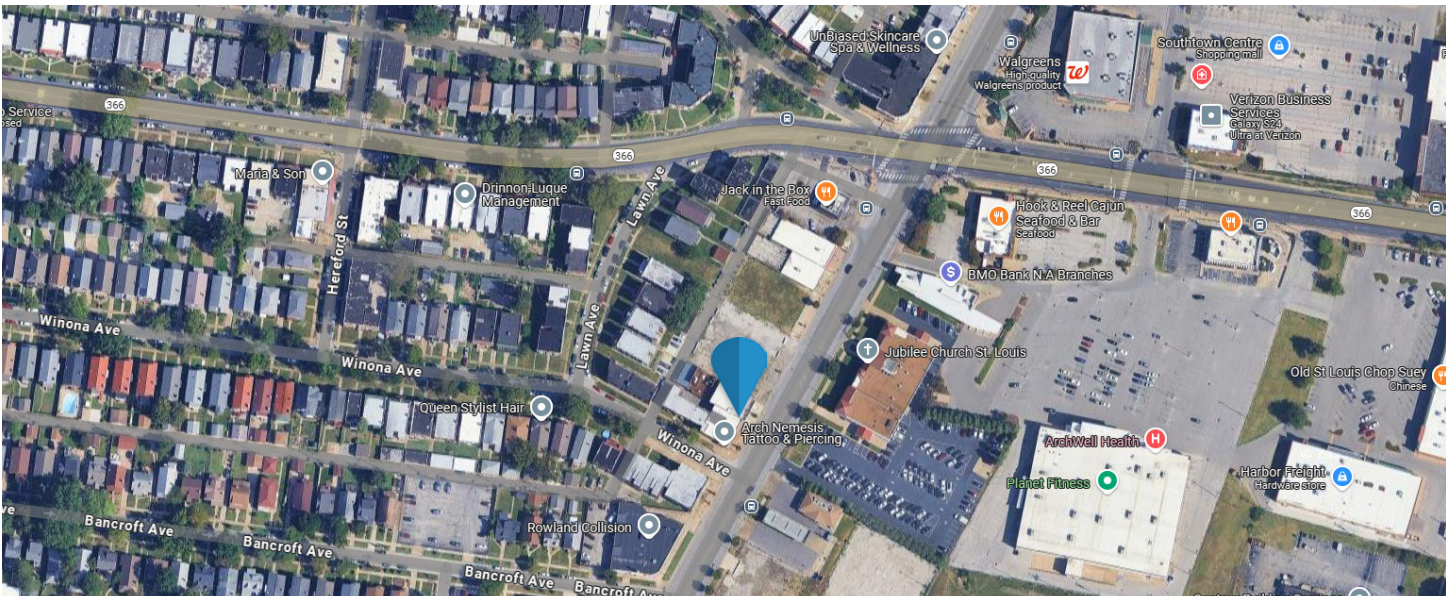
## Summary

### The Offering

Realty Exchange has been retained as the exclusive agent to represent the aforementioned Property, 4247 South Kingshighway Blvd., St. Louis, MO 63109.

### Investment Highlights

- In the Heart of The Crown District
- Street Level with Great Visibility
- Possible Turn Key 2nd Generation Restaurant
- 8' Hood System
- Available as Early as 60 Days
- Some FF&E Negotiable
- Possibly Combined with The Attic



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## Demographics



**12,238**  
HOUSEHOLDS



**26,329**  
POPULATION



**2.13**  
AVERAGE  
HOUSEHOLD SIZE



**\$76,174**  
AVERAGE  
HOUSEHOLD INCOME



**\$228,519**  
AVERAGE  
HOUSING VALUE



**97.1%**  
EMPLOYMENT



**64.9%**  
WHITE COLLAR  
WORKERS

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