



NEW Price:
~~\$450,000~~
\$375,000!

7901 OLIVE BLVD.

UNIVERSITY CITY, MO 63130

0.31 ACRE LOT FOR SALE ONLY ONE MILE FROM THE NEWLY OPENED COSTCO!!

XTEAM
RETAIL ADVISORS

7901 OLIVE BLVD.

PICTURES & DEMOGRAPHICS

PLEASE CONTACT:

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L³ CORPORATION

RICK SPECTOR

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- 1,531 SF former auto shop on 0.31 acres for sale
- At the intersection of Olive Blvd & Fairview Ave with over 12,000 VPD
- Two drive in, oversized doors
- Great visibility in dense neighborhood!
- Call Broker for details

POPULATION ANALYSIS

POPULATION		<u>1 MILE</u> 13,669	<u>3 MILES</u> 107,618	<u>5 MILES</u> 271,842
HOUSEHOLDS		<u>1 MILE</u> 5,932	<u>3 MILES</u> 43,923	<u>5 MILES</u> 117,287
AVG HH INCOME		<u>1 MILE</u> \$91,392	<u>3 MILES</u> \$118,167	<u>5 MILES</u> \$97,276



VIEW &
DOWNLOAD:

DEMO REPORT

MARKET AERIAL

RICK@L3CORP.NET



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