



225 DUNN ROAD

FLORISSANT, MO 63031

1,740 SF MEDICAL AND PROFESSIONAL  
OFFICE SUBLEASE AVAILABLE



# 225 DUNN ROAD

## SITE PLAN & DEMOGRAPHICS

PLEASE CONTACT:

L<sup>3</sup> CORPORATION




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## POPULATION ANALYSIS

POPULATION	HOUSEHOLDS	AVG HH INCOME
		
<u>1 MILE</u>	<u>1 MILE</u>	<u>1 MILE</u>
11,711	4,849	\$65,422
<u>3 MILES</u>	<u>3 MILES</u>	<u>3 MILES</u>
89,294	35,835	\$67,529
<u>5 MILES</u>	<u>5 MILES</u>	<u>5 MILES</u>
212,442	84,459	\$65,882



## VIEW & DOWNLOAD: DEMO REPORT

- 1,746 SF AVAILABLE FOR MEDICAL OFFICE / OFFICE USER
- SUBLEASE THROUGH: 9/19/2026
- IDEAL FOR MEDICAL AND PROFESSIONAL OFFICE USER
- EASY ACCESS TO I-270, I-170 AND NORTH HANLEY ROAD
- AMPLE SURFACE AND COVERED PARKING
- MONUMENT SIGNAGE AVAILABLE ON DUNN ROAD
- FURNITURE NOT INCLUDED

COMMON  
76 SQ/ FT.

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## PICTURES

PLEASE CONTACT:

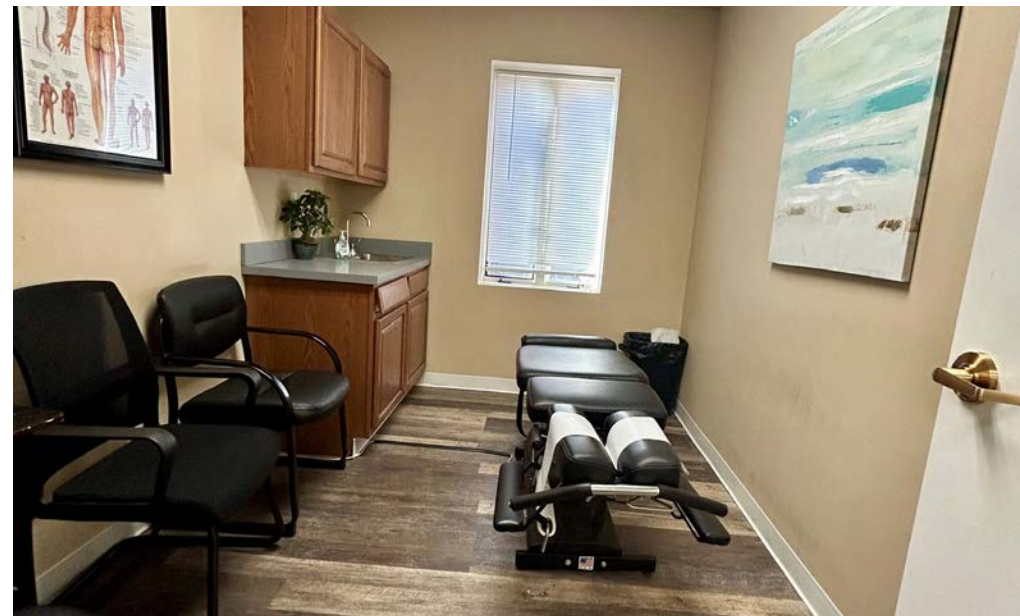
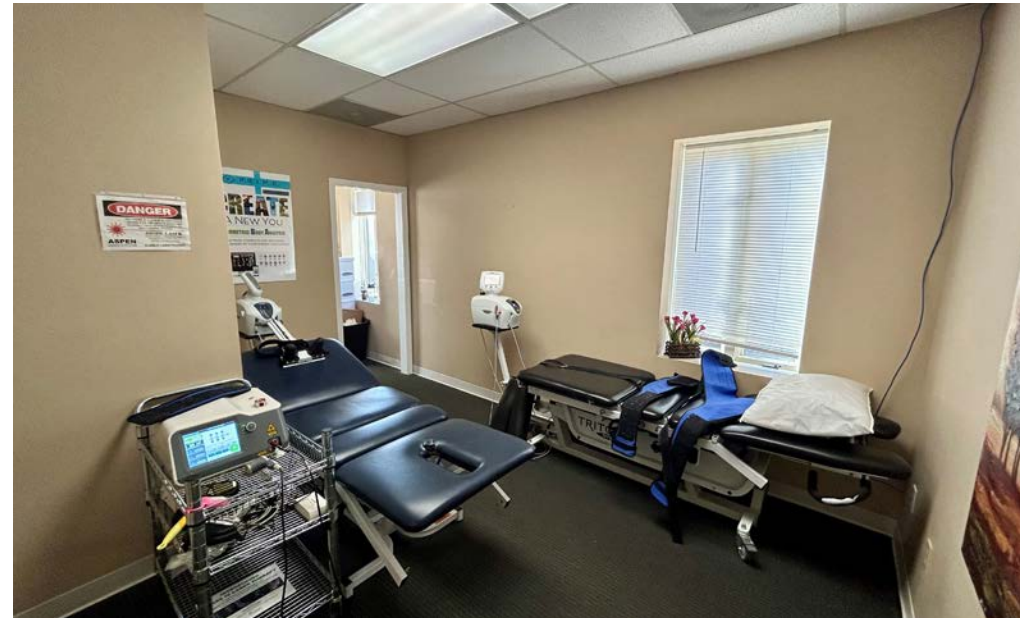
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## MARKET AERIAL

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