

# FOR SALE: OUTLOT

Highway 50 & Prairie Dell Road, Union, Missouri



- 1.1 Acres +/- Utilities Ready
- Busy Retail Corridor in Union, MO
- Located Next to East Central College
- Zoning: B-2, Highway Business District
- Corner Lot with Signalized Intersection
- Denmark Road, just South of Highway 50
- Area Businesses include: Wal-Mart, Valvoline, Dairy Queen, United Bank of Union, BP Gas, UPS, Clarkson Eyecare, Oasis Lanes, Imo's Pizza

## OUT LOT FOR SALE

For more information, contact:

**Debbie Haley**

**636.379.7970**

Debbie@HaleyPropertiesllc.com

8065 Mexico Road

St. Peters, Missouri 63376

### Area Demographics\*

	1 mile	3 mile	5 mile
2013 Population Estimate	—	6,615	15,008
2013 Avg HH Income	—	\$47,651	\$49,742
2013 Median Age	—	36	36

\*\*Traffic Counts 19,939 (Hwy 50 to Union Rd)

\*Source: Loopnet \*\*2013 MODOT

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies.