

# STRATEGIC 13-ACRE ST. LOUIS COUNTY SITE AVAILABLE FOR SALE, BUILD-TO-SUIT



## ***PLYMOUTH INDUSTRIAL PARK***

*6440 Page Avenue in Wellston, Missouri*

### **Great site for qualified employers**

#### **For Sale or Build-to-suit**

- Pad-ready sites divisible from 2.4 acres
- Can accommodate approximately 300,000 SF building
- New street, streetlights and landscaping
- Fiber optic telecommunications cable
- Economic incentives available at county, state and federal levels
- \$2.50/sq. ft. sale price

### **Central location for workforce**

- Close to MetroLink passenger stop
- Job training center next door
- Adjacent to new St. Louis County Enterprise Center
- Center of Economic Redevelopment Area

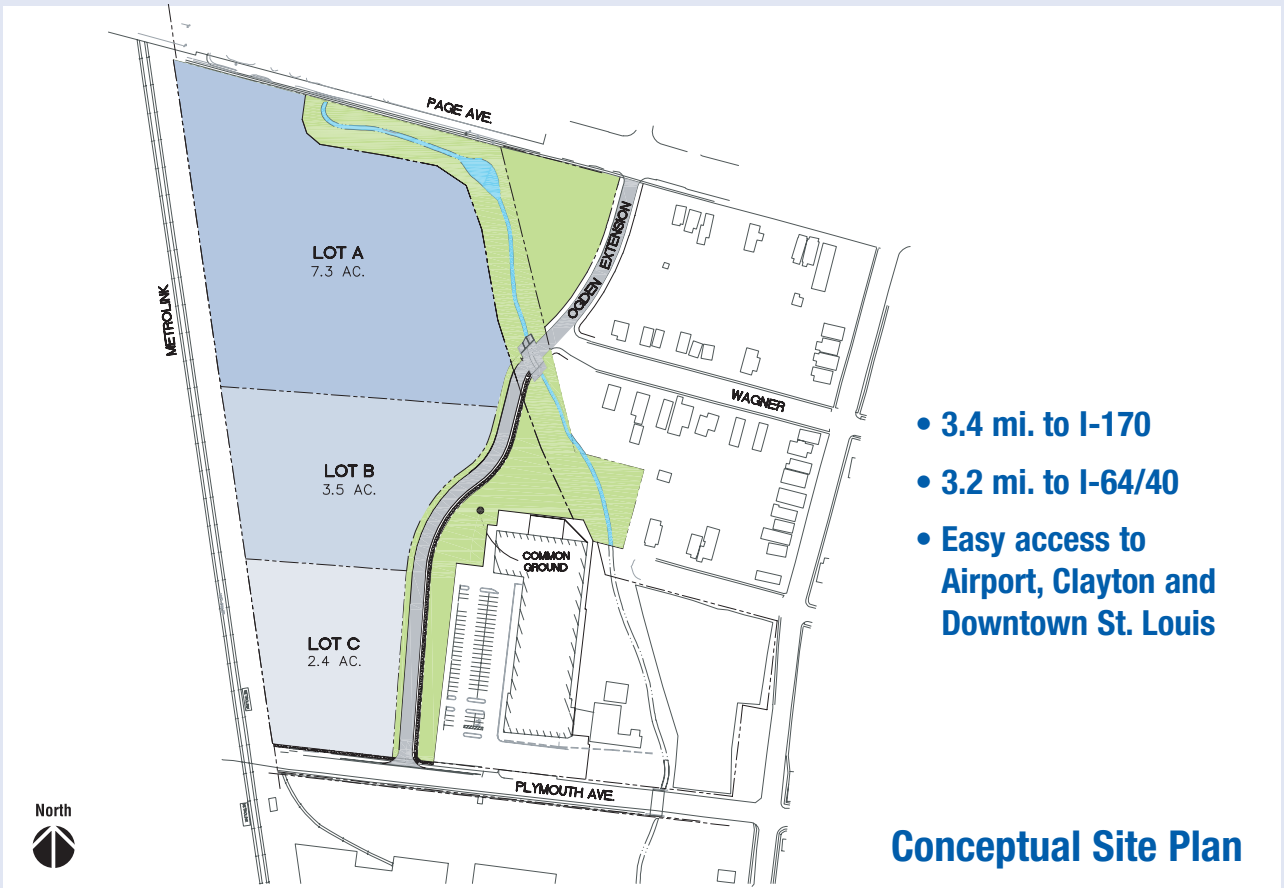
A project of the St. Louis County Economic Council and the Land Clearance for Redevelopment Authority of St. Louis County

**Clark**PROPERTIES

A Real Estate Development, Management and Brokerage Company

**314-389-8822**

The information contained herein is not guaranteed and while gathered from sources believed to be reliable, the information should be verified prior to the close of transaction in connection herewith. Specifications may change at any time.



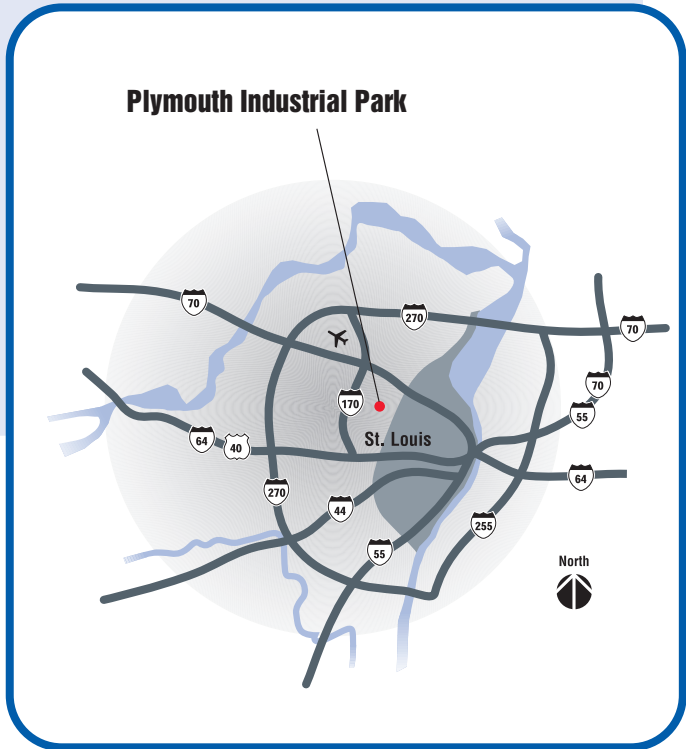
**Economic incentives are available at the county, state and federal levels**

- Enterprise Zone
- HUB Zone
- Empowerment Zone

**Room to grow**

- 24 acres to the immediate north to open soon for redevelopment
- More great economic incentives available

Plymouth Industrial Park is a joint project of the St. Louis County Economic Council and the Land Clearance for Redevelopment Authority of St. Louis County.



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