

# 7401 Manchester Road

St. Louis, MO 63143

## RESTAURANT FOR SALE OR LEASE



### LEASE RATE

**\$12.00 psf; NNN**

### SALE PRICE

**\$1,200,000**

### FF & E

**\$400,000**



*For more information please contact:*

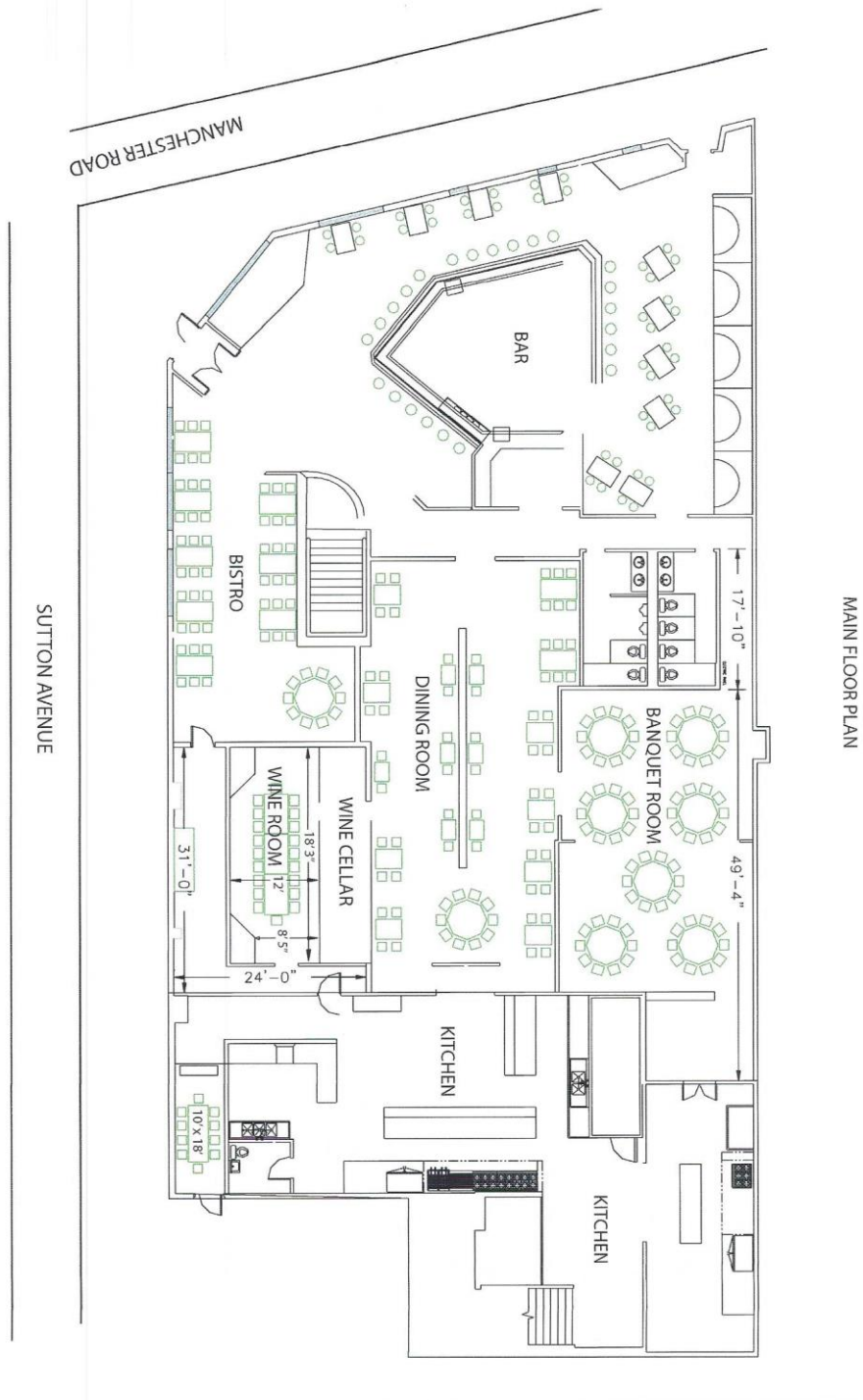
**Mark Zvibleman**  
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### HIGHLIGHTS

- 10,762 SF Beautifully Appointed, Full Service 200+ Seat Restaurant Building
- Building is Divided into Dining Room, Open-Air Bistro, Bar Area, 3 Private Dining Areas, Wine Cellar, Banquet Room and 2 Kitchens
- Two 2<sup>nd</sup> Floor Offices with one Bathroom and Shower plus +/- 10,000 SF Basement Storage
- 77 Feet of Frontage along Manchester Road Within 1 Mile of I-40/64 and I-44
- 32 Car Parking Lot with Additional Parking Available

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