



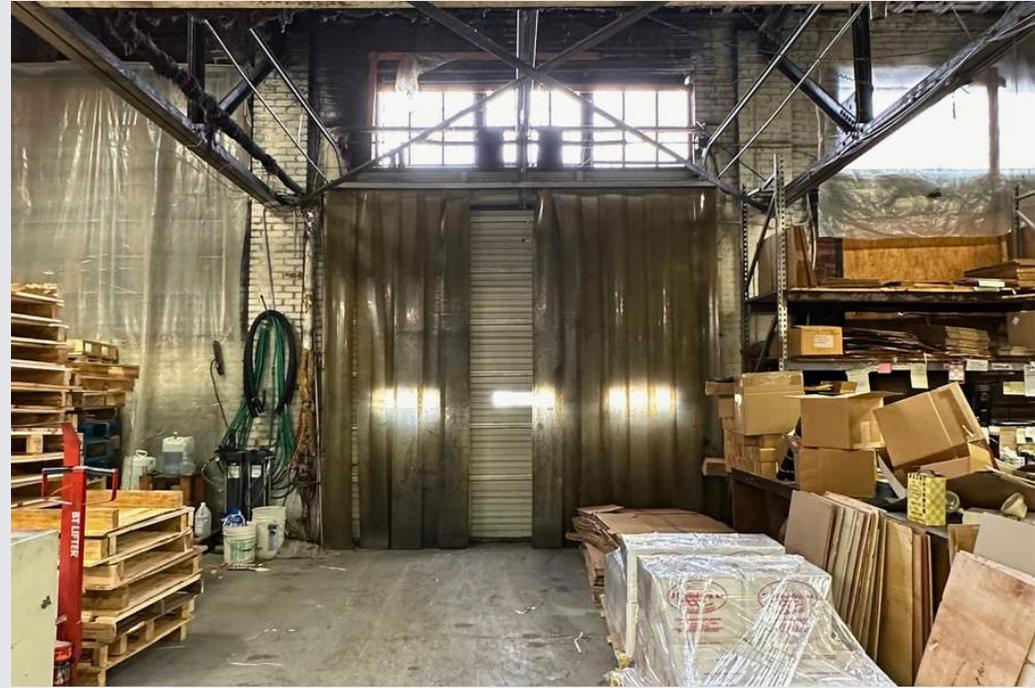
**FOR SALE**

**2827-37 Olive Street**

**OWNER/USER OR REDEVELOPMENT OPPORTUNITY**



**TOWER**  
REAL ESTATE GROUP



- 13,012 sf Building Currently Used for Printing Business
- 6,733 sf 16-Car Parking Lot
- Approximately 10,000 sf 1st Fl. Includes 2,250 sf Office
- Drive-Through Warehouse Capability with Drive-in Front & Back
- 11'5" Clear Height in Warehouse
- Single and 3-Phase Electric

Sale Price  
\$800,000



TOWER  
REAL ESTATE GROUP





# 27,700 +

employees work in the area on a daily basis

# 17

Nearby Restaurants & Retail

# 1,894

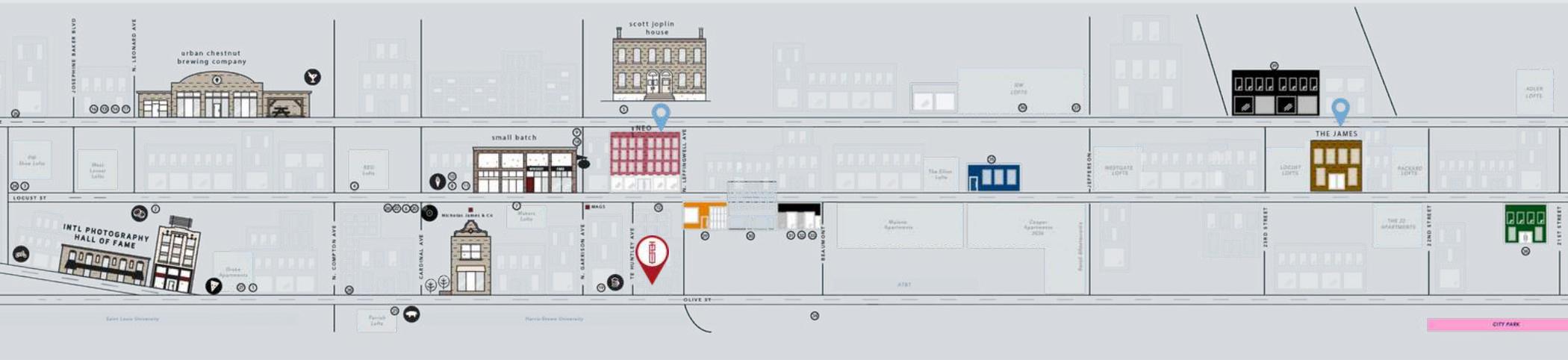
residential units currently  
occupied and being built

# BLOCKS

from the MLS CITYPARK  
Stadium, Union Station, Enterprise  
Center, City Commons and Grand  
Center



# Location



. EXPLORING .



## RETAIL

- Nicholas James & Co
- 1. The Luxe Loft
- 2. Music Record Shop
- 3. Epiphany Boutique
- 4. Love is One.
- 5. Grand Wig House
- 6. Golden Gems
- 7. Inked Beauty Bar

## CULTURE

- International Photography Hall of Fame and Museum
- Scott Joplin House
- ② The Hawthorne
- Red Flag
- ④ The MOTO Museum
- 8. BTMA Studio
- 9. Apollo Fit

- 10. Float STL
- 11. Work & Leisure
- 12. Catherine Burnhart Art Gallery
- 13. Bullivant Gallery
- 14. Metro Theatre Company
- 15. New Line Theatre at the Marcelle
- 16. Folk School
- 17. CEL Gallery
- 18. Satori
- 19. Midtown Barbershop
- 39. The Hawthome

## FOOD

- MAGS Taco & Pizza
- Urban Chestnut Brewing Company
- Small Batch
- ③ Turn
- Pappy's Smokehouse
- The Bronson House
- Wellspend Brewing Company
- Medina Grill

- ① The Fountain On Locust
- 20. Egg Midtown
- 21. Southern
- 22. Ash Cigar Bar and Lounge
- 23. Vito's Pizzeria and Restaurant
- 24. Field House Pub and Grille
- 25. Sophie's Artists Lounge
- 26. Hidden Gems
- 27. Baby Cakez Bakery
- 28. Mayo Ketchup

- 29. BlueJay Brewing
- 30. Nexus Curated Cocktails and Cultural Cuisine
- 31. Anita's Cafe and Bar
- 32. Kain Tayo
- 33. Vidiera Wine Bar
- 34. Beffa's Restaurant
- 35. Rick's Bar
- 36. Latte Lounge
- 37. The Corner Grill
- 38. Schlafly Bar & Grill

CONTACT BROKERS FOR MORE INFO

**Mike Cromie**

314.324.0000

mike@risetothelocation.com

**Jassen Johnson**

314.614.6181

jassen@risetothelocation.com



**TOWER**  
REAL ESTATE GROUP