



GENERAL PROPERTIES

OFFICE OR RETAIL



1,900 Sq. Ft.

2610-14 Messanie, St. Joseph, Missouri

www.stjoseph.net/cb/2610-14messanie.pdf

Contact:

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Coldwell Banker Commercial General Properties
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Property Feature Sheet

FOR LEASE



2610-14 Messanie, St. Joseph, Missouri

Square Foot Available: 1,900 SF or can be subdivided
300 SF and 1,600 SF

- Features:**
- End Cap
 - Immediate Possession
 - Rear Parking
 - Front entrance ideal for Showroom or Reception area

For Lease: 1,900 SF @ \$910/mo or
300 SF @ \$160/mo
1,600 SF @ \$750/mo
All rents include taxes and insurance

- Utilities:**
- Electric: KCP&L
 - Water: Mo-American Water
 - Gas: Mo-Gas Energy
 - Sewer: City of St. Joseph

Population: 1 mile- 16,058
3 miles-57,642
5 miles-79,769

Nearest Highway: Belt Highway

Zoning: M-2 Heavy Manufacturing

Directions: West of the Messanie and 28th Street
(Noyes Blvd) Intersection, across from
the St. Joseph Aquatic Park.

Area Includes: St. Joseph Aquatic Park
Central High School

Taxes: \$1,155

MLS #: 96780

Demographics by Total MSA: 237,961

County: www.stjoseph.net/cb/countydemos

Web Site: www.stjoseph.net/cb/516nbelt.pdf

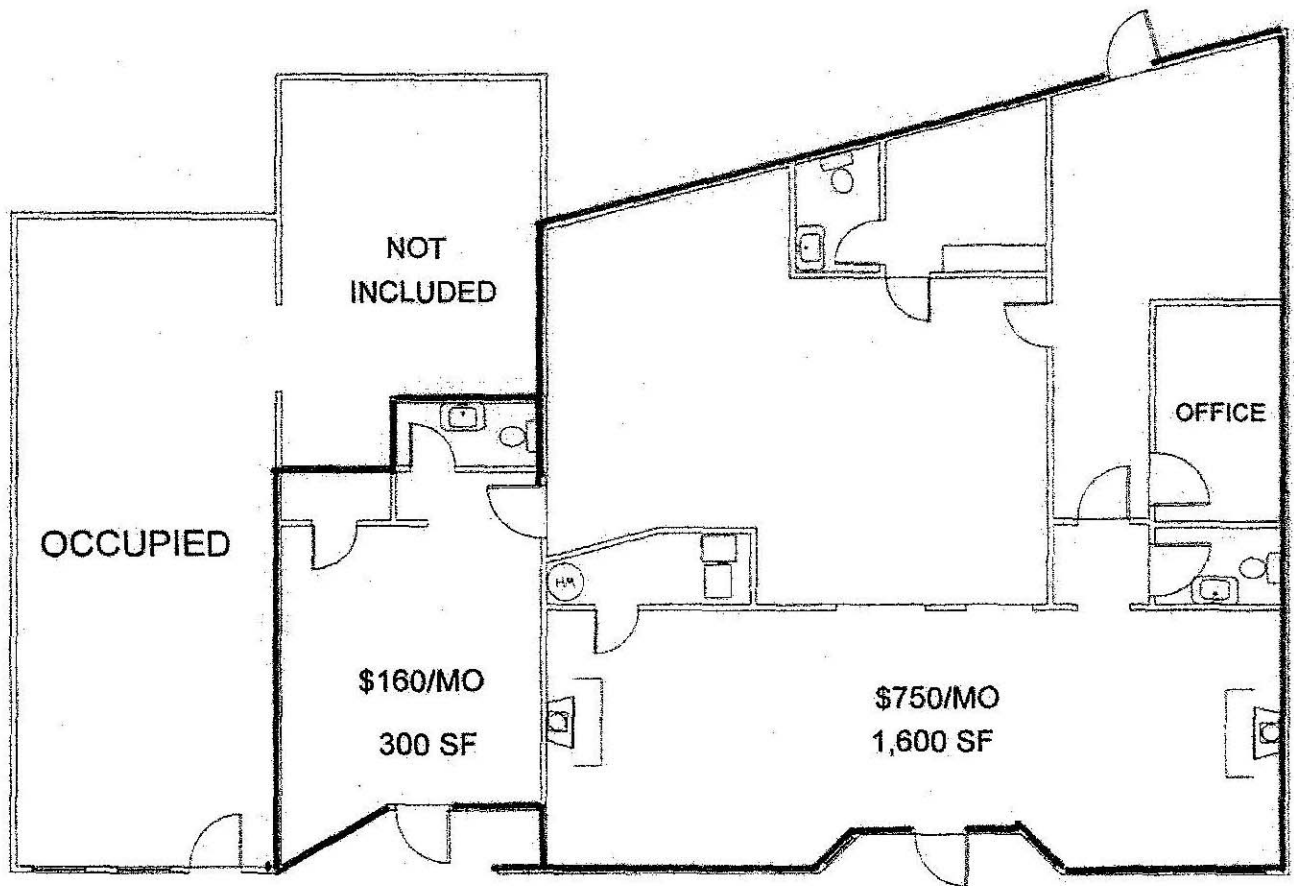
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FLOOR PLAN

2610-12-14 MESSANIE



COMMUNITY INTERNET SITES

St. Joseph Area Chamber of Commerce
www.saintjoseph.com

City of St. Joseph
www.ci.st-joseph.mo.us

St. Joseph Convention and Visitors Bureau
www.stjomo.com

Demographic Web Site:
www.nwmoinfo.org

Buchanan County
www.co.buchanan.mo.us

St. Joseph News Press
www.stjoenews-press.com

St. Joseph School District
www.sjsd.k12.mo.us

Missouri Western State University
www.missouriwestern.edu

Allied Arts Council
www.stjoearts.org

St. Joseph Museum
www.stjosephmuseum.org

Areaguide Saint Joseph
<http://saintjosephmo.areaguides.net>

Patee House Museum
www.stjoseph.net/ponyexpress/



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