

FORMERLY KNOWN AS MONA'S, AN AMERICAN-ITALIAN JOINT EQUIPMENT FOR SALE!

PROPERTY ADDRESS:

5257 Shaw Ave,
St. Louis, MO 63110

HUGE PRICE REDUCTION!

Make Offer!

- Beautiful build out, new equipment and remodeled in last few years.
- Very reasonable lease rates
- Very successful restaurant location for more than 16 years.
- Lots of brand options and located in the heart of the popular St. Louis Hill!
- All contents as seen included in sale price.



KRAMER COMMERCIAL REALTY, LLC | Ron & Mark Kramer: 314-502-9155 | 100 Chesterfield Business Parkway
www.kramercommercialrealty.com | Ron@Kramercr.com; Mark@Kramercr.com | Suite 200, Saint Louis, MO 63005

All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof.

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Business Sale Price:

NEW PRICE, \$50,000 (for turn key restaurant)

Lease Rate \$15. Sq. ft. Plus NNN Charges
(Leased property, 3,615 Sq. ft.)

After sale is agreed on by buyer & seller, a new lease will be executed.

- The perfect neighborhood restaurant!
- Located on the popular St. Louis Hill
- Near many homes, businesses, restaurants and more!
- Rare find as the building has great parking lot and more street parking.
Will sell fast!
- [Business is currently closed please call to make an appointment!](#)



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Mona's and Modesto had been a very well known and very successful restaurant location for more than 16 years. Business is currently closed but all tables, chairs, bar, kitchen equipment is in place. This opportunity is rare and turn-key. Call today to find out more about this sale.

The restaurant is located on Shaw between Kingshighway and Macklind Ave in an area known to St. Louis as "The Hill" The Hill area is usually described as bounded on the south by Arsenal street, on the north by I-44 on the west by Hampton Avenue, and on the east by Kingshighway. It has extremely strong demographics and popular destination in St. Louis! Easy access from the entire St. Louis Metropolitan marketplace in that I-44 runs east and west forming the Northern boundary of the Hill area.



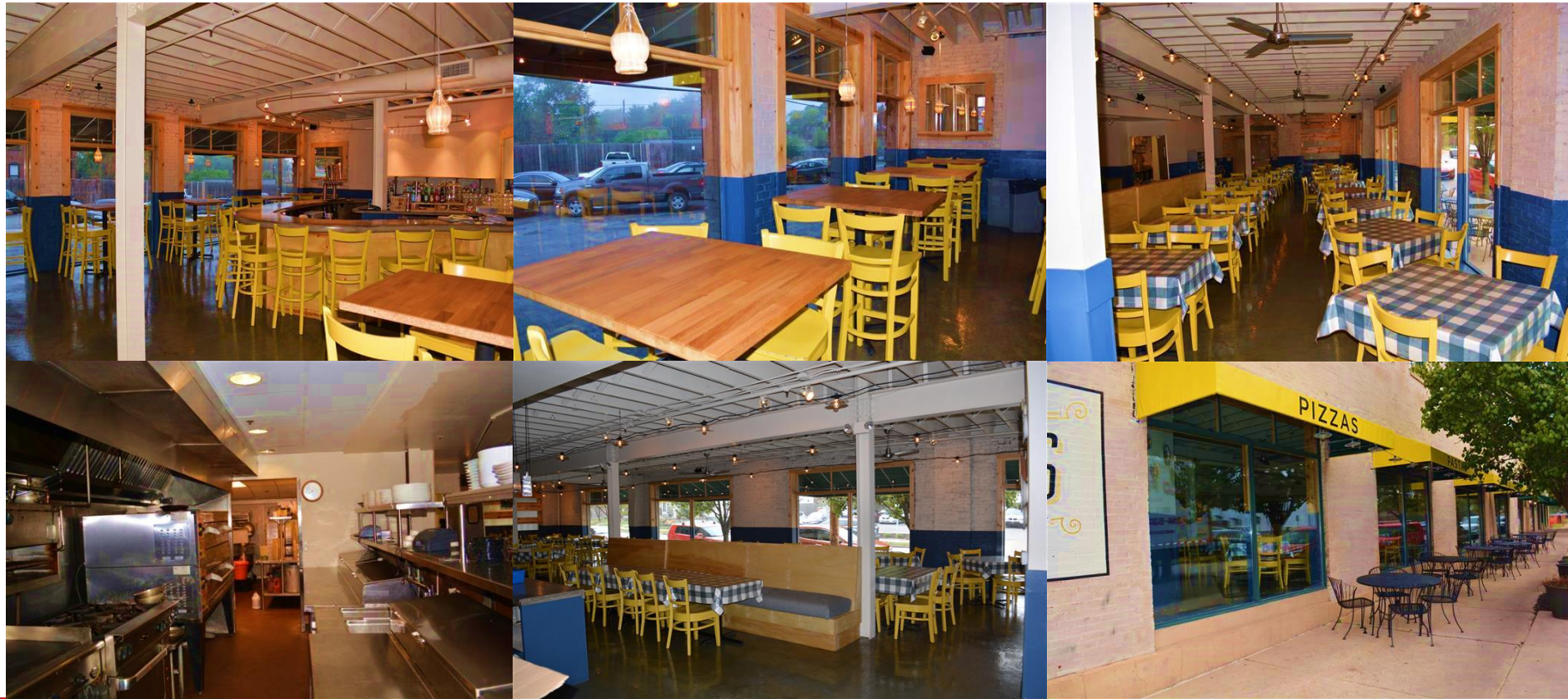
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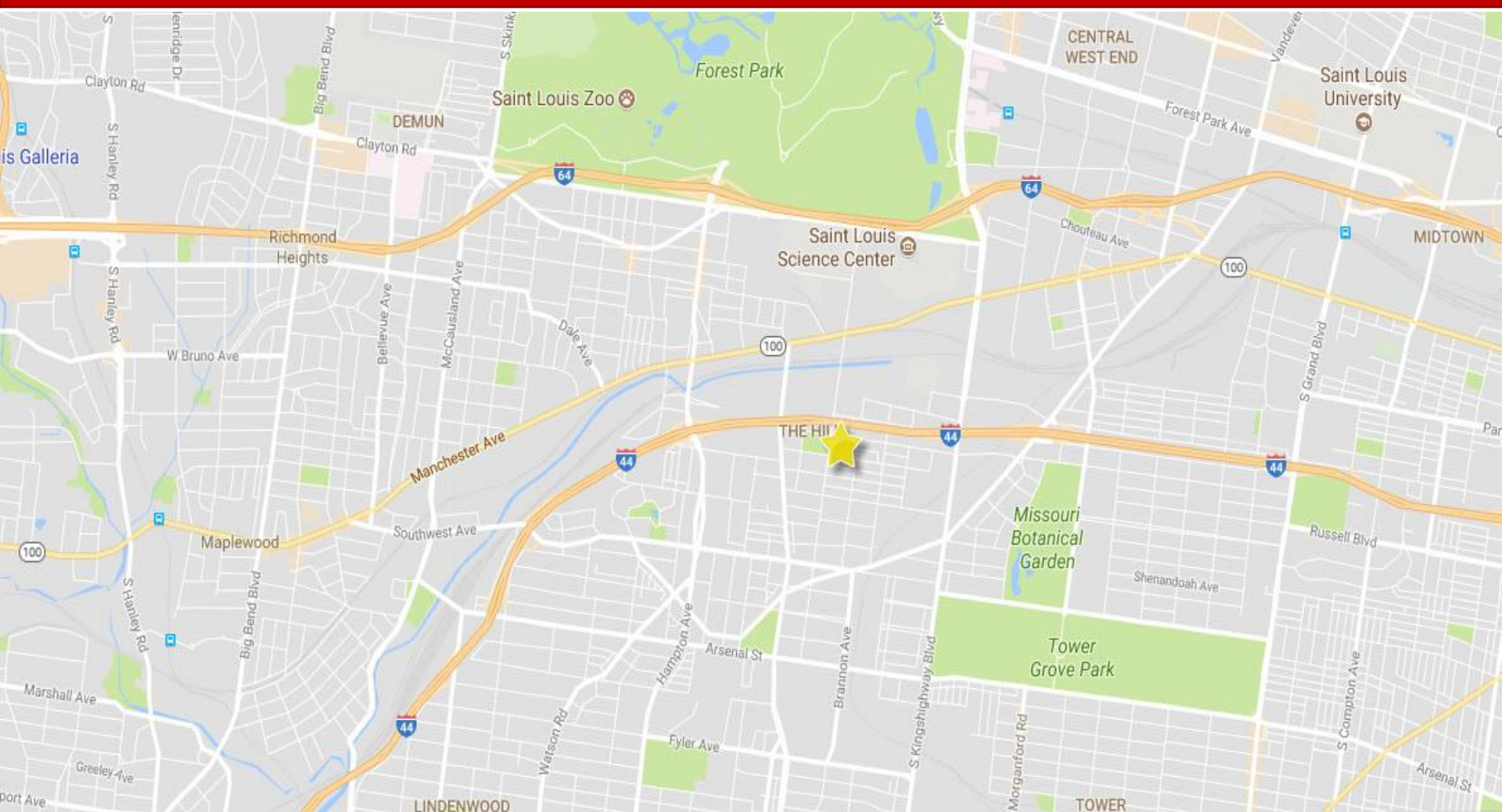


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