



For Lease



For more information please contact:

David Havens

Senior Broker

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For Lease



OFFERING SUMMARY

Lease Rate:	\$4.00 SF/yr (NNN)
Building Size:	50,225 SF
Available SF:	21,813 SF
Lot Size:	3.18 Acres
Zoning:	Commercial
Market:	Lebanon MO

PROPERTY OVERVIEW

Large retail space for lease in Lebanon, MO.
\$4 SqFt for 21,813 SqFt
NNN's = \$1.43/SqFt

PROPERTY HIGHLIGHTS

- Corner Lot.
- Easy Access.
- Close proximity to I-44.
- Good Visibility.



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LEASE INFORMATION

Lease Type: NNN Lease Term: Negotiable
Total Space: 21,813 SF Lease Rate: \$4.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
689	Available	21,813 SF	NNN	\$4.00 SF/yr	-

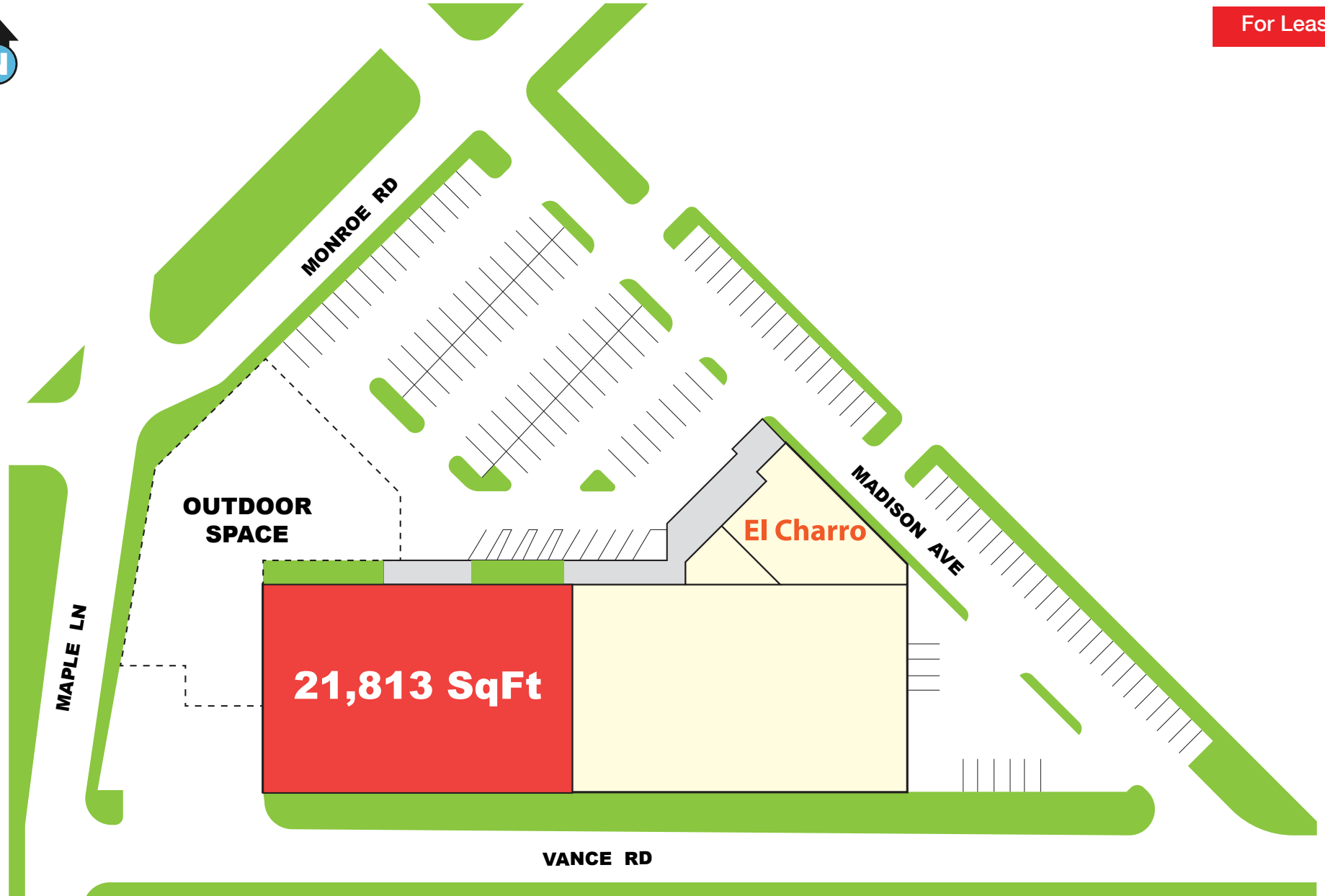
689 S Monroe



689 S MONROE ST, LEBANON, MO 65536

SITE PLAN

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Google

Map data © 2020 Imagery © 2020, Maxar Technologies, USDA Farm Service Agency

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | www.jaredcommercial.com

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



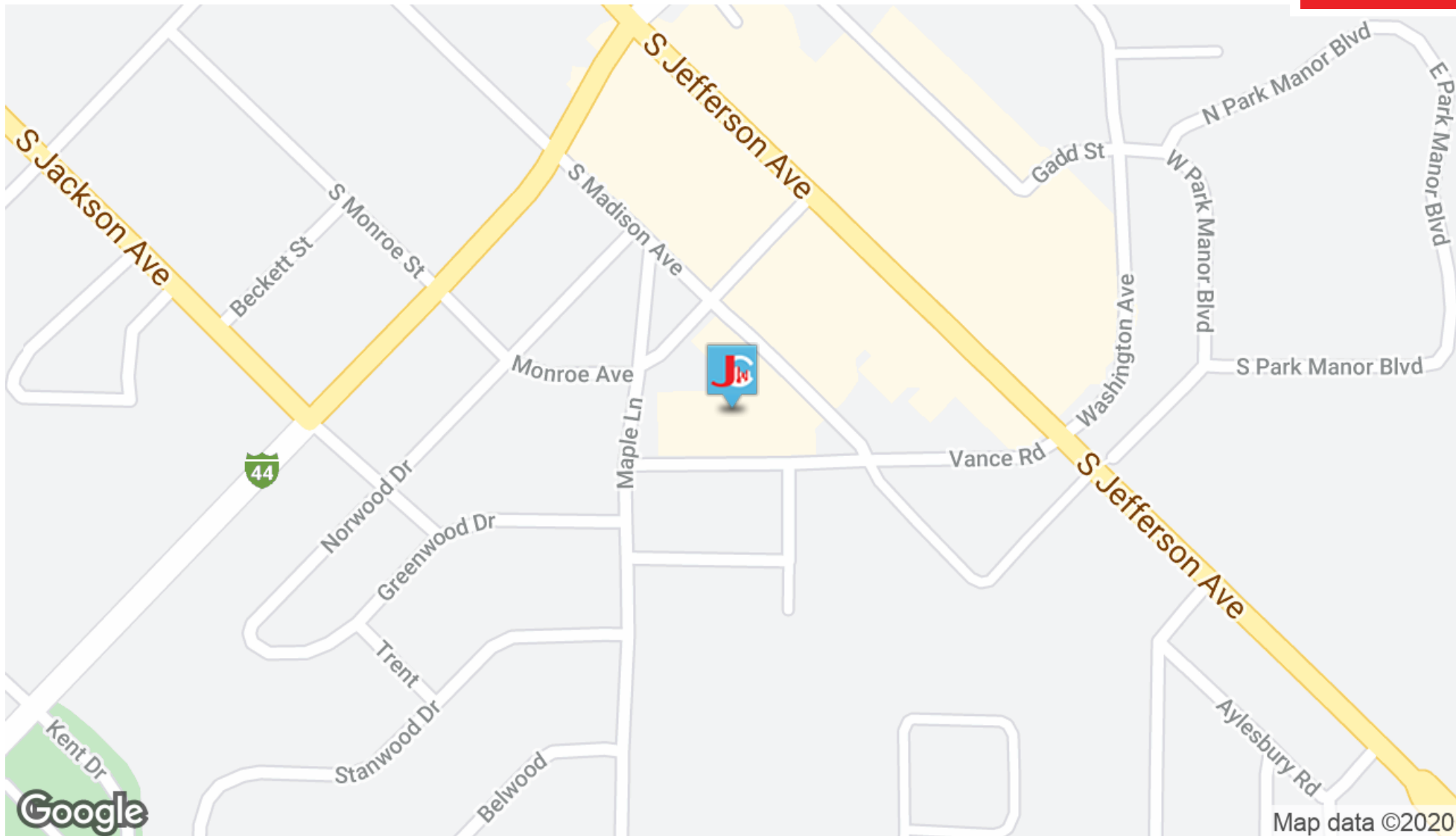
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LOCATION MAPS

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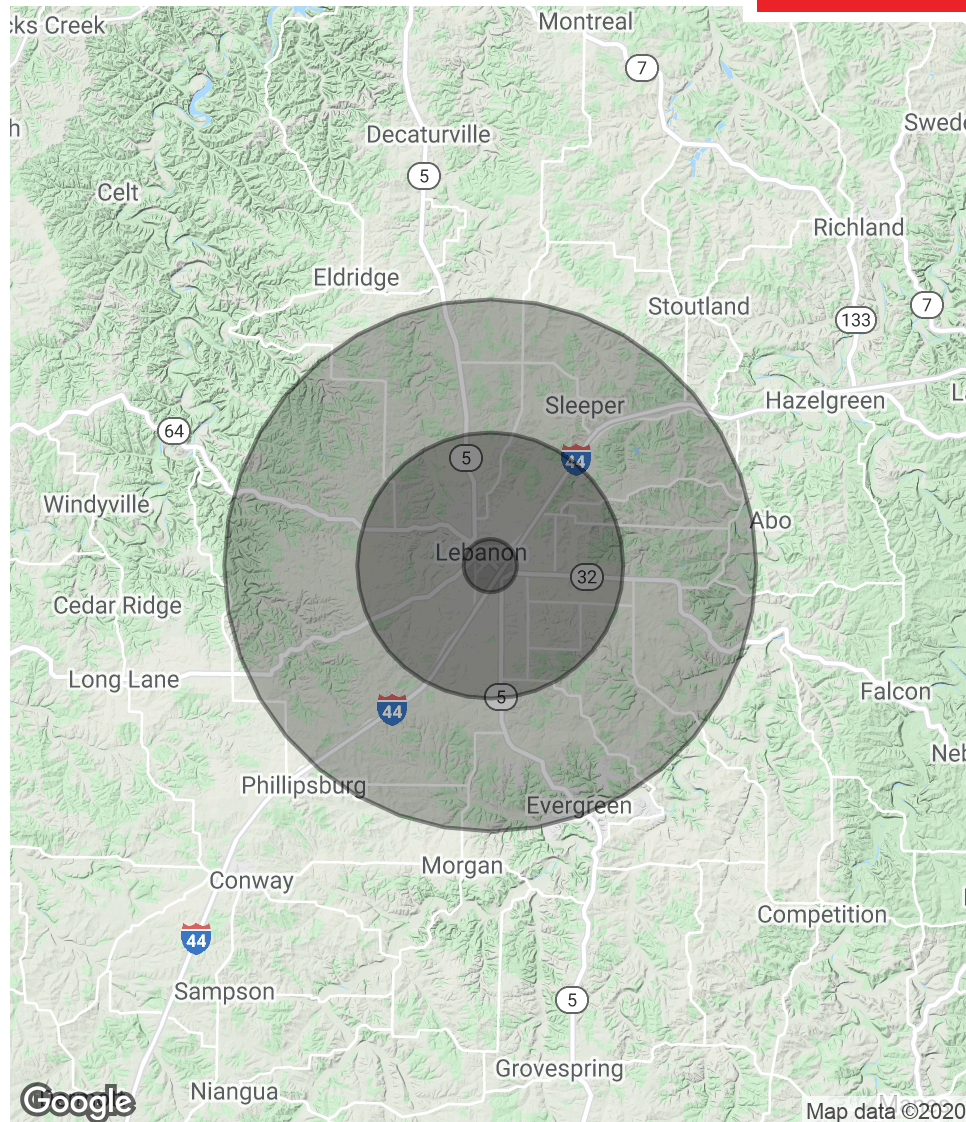
POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	680	12,051	20,808
Average age	37.3	38.8	39.6
Average age (Male)	37.1	38.6	39.4
Average age (Female)	37.7	39.1	40.0

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	258	4,635	8,070
# of persons per HH	2.6	2.6	2.6
Average HH income	\$50,284	\$51,948	\$53,078
Average house value		\$109,534	\$108,548

* Demographic data derived from 2010 US Census





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DAVID HAVENS

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EDUCATION

Bachelors Degree in Business Administration from University of Northern Colorado.

Entrepreneurship Certificate from University of Northern Colorado

CCIM Candidate

Missouri and Colorado Real Estate License

Business Brokerage Certificate- VR

MEMBERSHIPS

CCIM, ICSC, NAR, MAR.

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