

5445 Page Blvd  
ST. LOUIS MO 63112

## PAGE LUXURY APARTMENTS



### MARKETING BULLETS

- 4-Building Complex
- 3-Story Buildings
- 12-3-Bedroom Apartments
- 1,000+ SF Apartments
- There is a large lot in the Rear for Parking
- All Apartments Recently renovated
- Current NOI \$116,520
- High Occupancy Property
- Priced to sell at \$116,667/Key-\$1,400,000.00
- Portfolio Purchase Opportunity: This property and 4981 Rosalie Street can both be purchased for \$1,950,000, a 22% savings.

### LOCATION DESCRIPTION

Experience the family-friendly environment of the Hamilton Heights Neighborhood. These apartments are nestled between Better Family Life and Bayer YMCA on Page Blvd, with Annie Malone Children & Family Service and Peace Villa Senior Living just a block away. These non-profit organizations, dedicated to community support and services, create an ideal neighborhood for families. The apartments are situated at the intersection of Semple Ave and Page Blvd, just two blocks west of Union Blvd, where you'll find the 'Save A Lot' store. Plus, the Metro Transit Bus Rt #94 Page runs past the property, offering public transportation to all parts of the City right at your doorstep.



For more information, please contact:



### HAL HANSTEIN

Mobile: (314) 607-2928

Office: (636) 225-0385

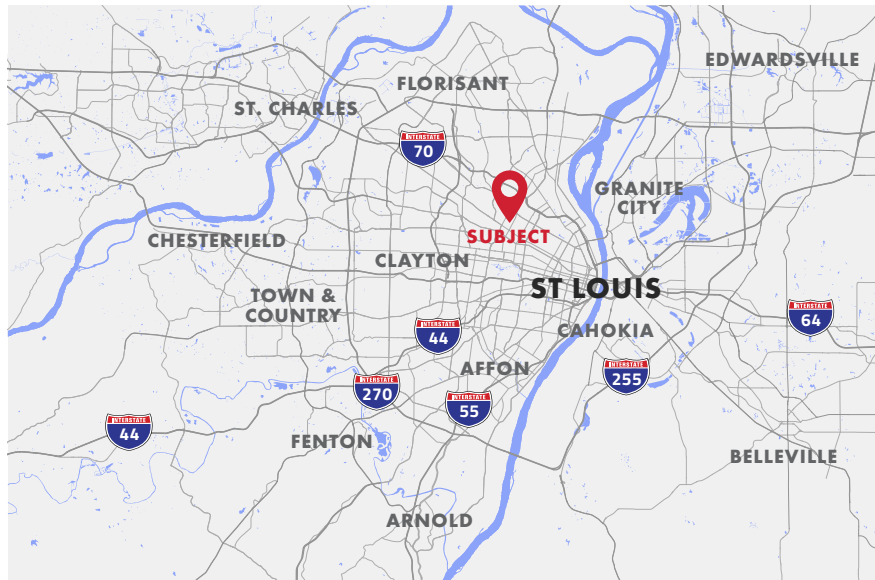
E-mail: [Hal@cardinalrealtygroup.com](mailto:Hal@cardinalrealtygroup.com)

Website: [www.cardinalrealtygroup.com](http://www.cardinalrealtygroup.com)



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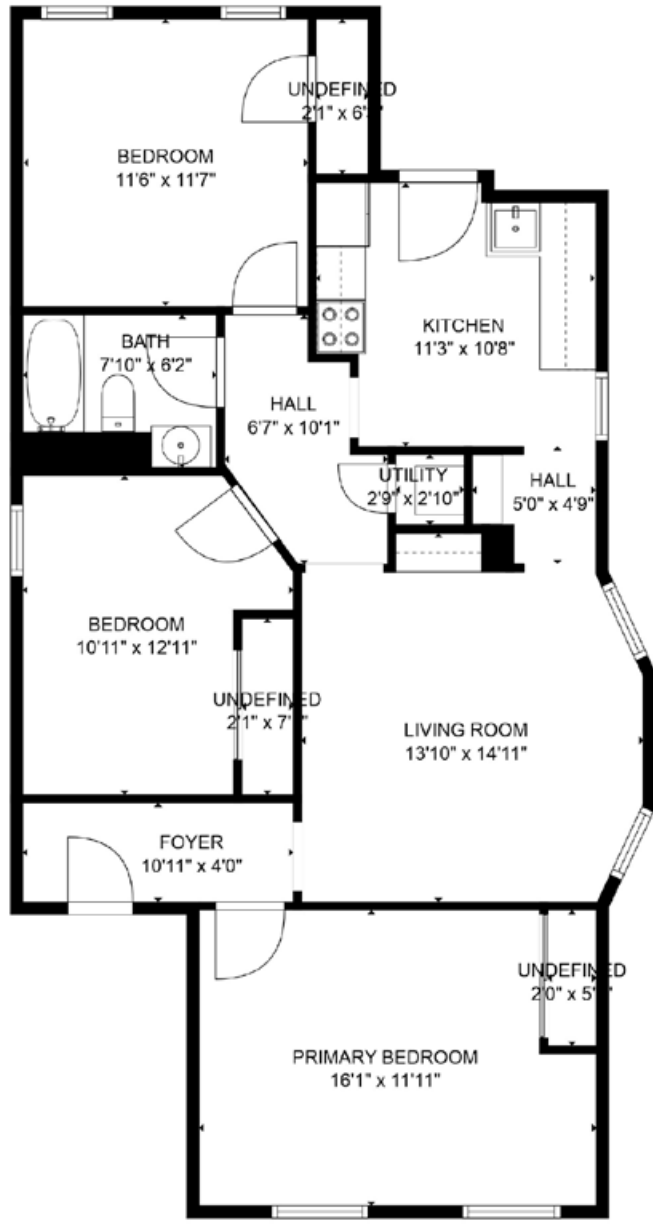
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**FLOOR PLAN**



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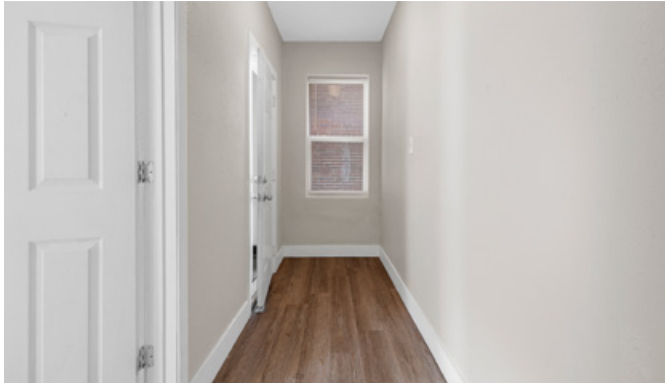
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**INTERIOR PHOTOS**



**CARDINAL REALTY GROUP**  
REAL ESTATE & ACQUISITIONS  
WITHOUT LIMITATIONS

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