

2023 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

9,072 | 62,013 | 165,486



Daytime Population

6,433 | 76,646 | 216,390



Median Household Income

\$69,829 | \$67,718 | \$72,467

FOR SALE

11333 Blake Drive | Bridgeton, Missouri 63044

110,840 SF on 10.43 AC | Sale Price: \$4,900,000

PROPERTY DETAILS

Outstanding location & visibility in major retail trade area
with convenient fully-signalized access

Sale includes ATM lease to Bank of America

Clear ceiling height of 22 feet

Jim Rosen, CCIM

314.785.7625

jrosen@paceproperties.com

Joe Ciapciak

314.785.7700

jciapciak@paceproperties.com

PACEPROPERTIES.COM | 314.968.9898

1401 South Brentwood Boulevard, Suite 900 | St. Louis, Missouri 63144

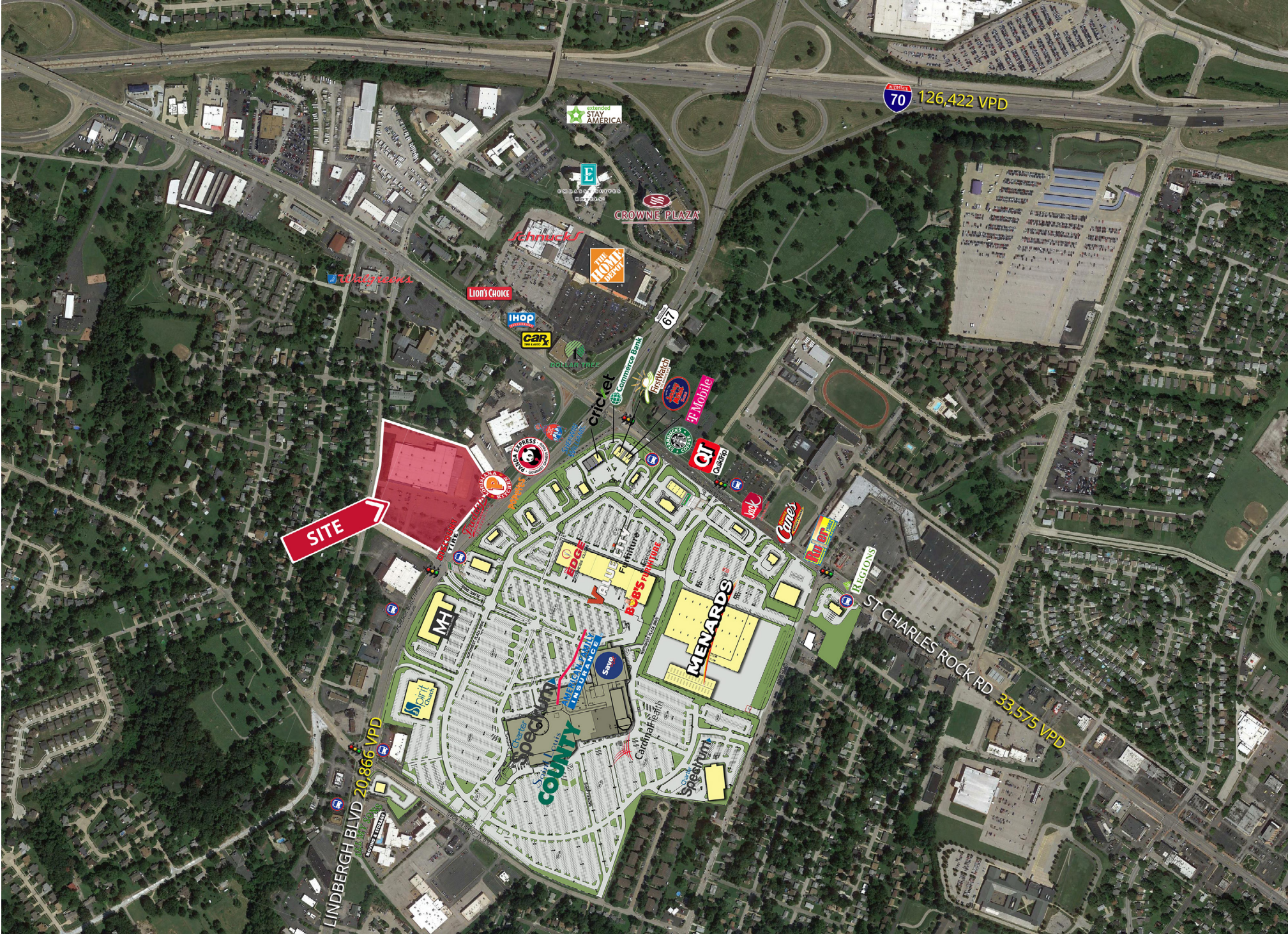
A MEMBER OF
CHAINLINKS
RETAIL ADVISORS

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.

UPDATED 08/14/2023



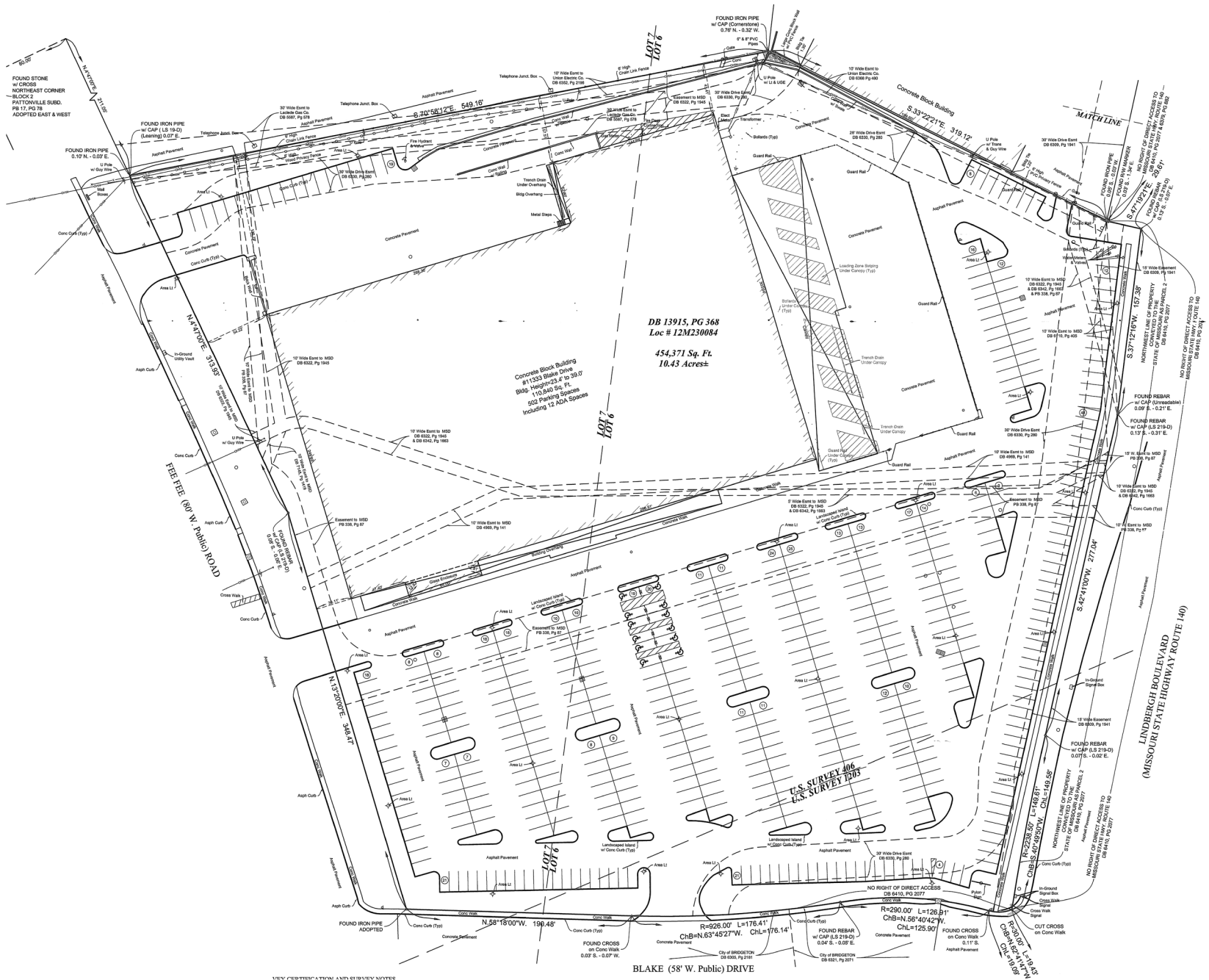
Zoomed Aerial



Site Plan (including potential outlet)



Survey



DB 13915, PG 368
 Loc # 12M230084
 454,371 Sq. Ft.
 10.43 Acres

U.S. SURVEY 406
 U.S. SURVEY 1203

BLAKE (58' W. Public) DRIVE

LINDBERGH BOULEVARD
 (MISSOURI STATE HIGHWAY ROUTE 140)

VIEW FROM A TOWER 1 MILE SOUTH WEST

City of BRIDGTON DB 6121, Pg 2071
 City of BRIDGTON DB 6121, Pg 2071
 City of BRIDGTON DB 6121, Pg 2071

NO RIGHT OF DIRECT ACCESS TO
 MISSOURI STATE HIGHWAY ROUTE 140
 FROM THIS PARCEL

NO RIGHT OF DIRECT ACCESS TO
 MISSOURI STATE HIGHWAY ROUTE 140
 FROM THIS PARCEL

FOUND REBAR
 w/ CAP (S. 219-0)
 0.13' S. - 0.31' E.

FOUND REBAR
 w/ CAP (S. 219-0)
 0.09' S. - 0.21' E.

FOUND REBAR
 w/ CAP (S. 219-0)
 0.07' S. - 0.30' E.

FOUND REBAR
 w/ CAP (S. 219-0)
 0.07' S. - 0.30' E.

FOUND CROSS
 on Conc Walk
 0.11' S.

FOUND CROSS
 on Conc Walk
 0.11' S.

R=290.00' L=120.81'
 CHB=N.56°40'42\"/>

R=290.00' L=120.81'
 CHB=N.56°40'42\"/>

R=290.00' L=120.81'
 CHB=N.56°40'42\"/>