

## 2022 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



### Population

14,208 | 81,021 | 151,925



### Daytime Population

9,333 | 67,883 | 130,825



### Median Household Income

\$71,166 | \$78,561 | \$82,106

## RETAIL FOR LEASE

Country Club Place | 1552 Country Club Plaza Drive | St. Charles, Missouri 63303  
605 - 18,895 SF | Lease Rate: Call for Details | Triple Nets: \$5.49/SF (2023 Estimate)

### PROPERTY DETAILS

Excellent visibility from Highway 94

Strong residential density and daytime population

Large pylon signage available

Signalized access & ample parking

Highway 94 - 42,687 VPD

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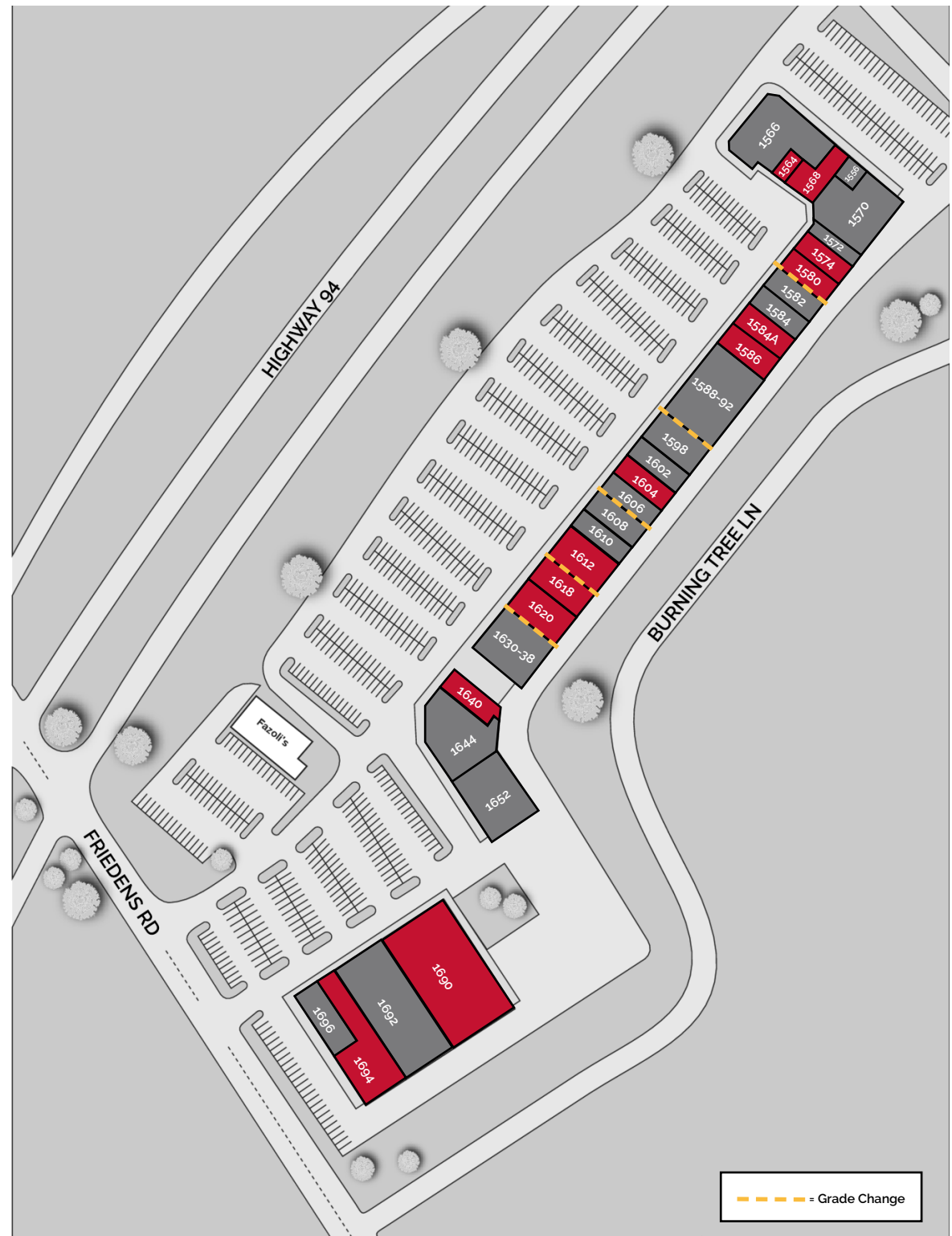
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1401 South Brentwood Boulevard, Suite 900 | St. Louis, Missouri 63144

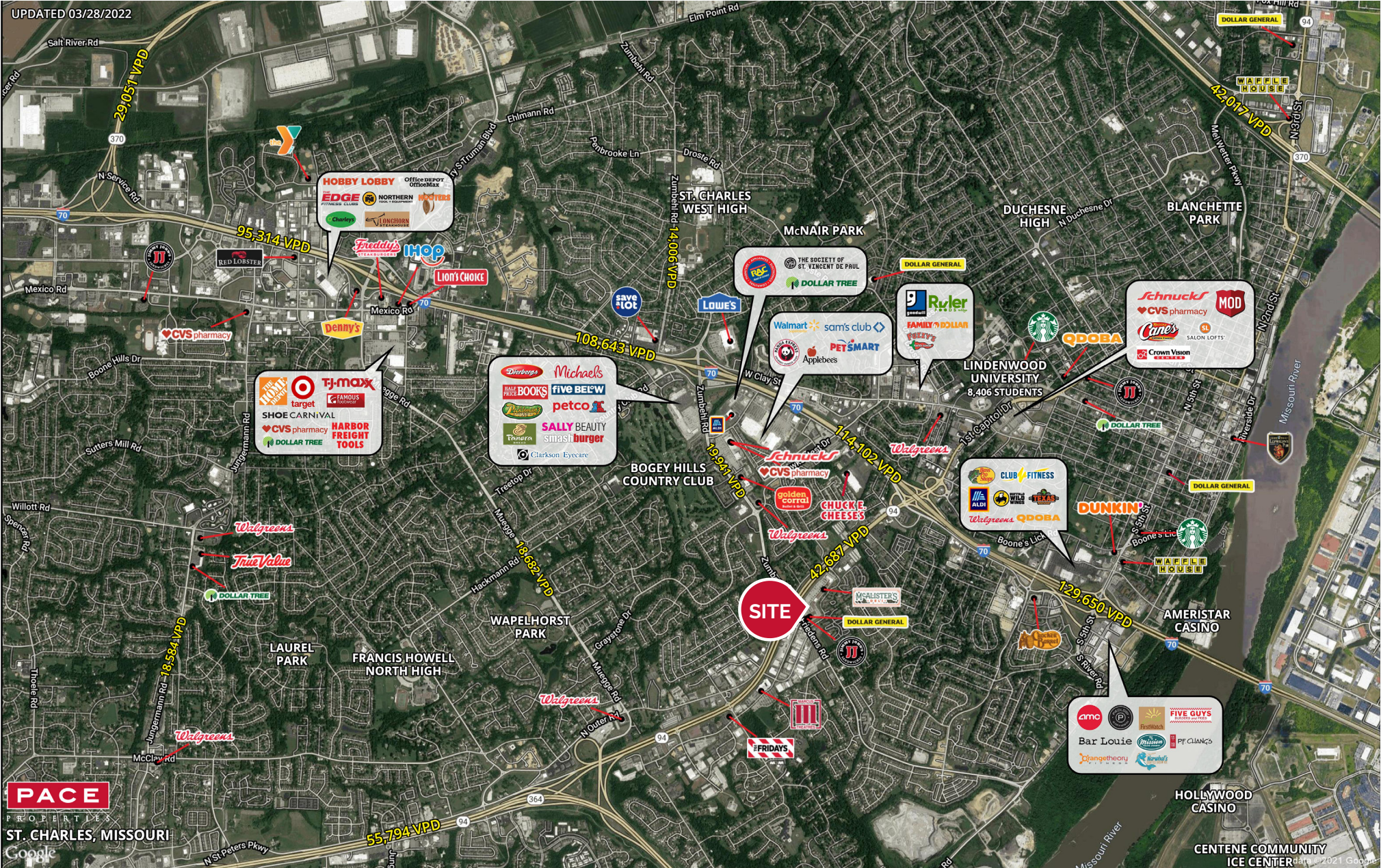
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# Site Plan

Space	Status	SF
1556	Elizabeth Moody	1,199
<b>1564</b>	<b>AVAILABLE</b>	<b>605</b>
1566	Gingham's	9,022
<b>1568</b>	<b>AVAILABLE</b>	<b>3,375</b>
1570	SSM Day Institute	5,025
1572	SSM Rehab	1,412
<b>1574</b>	<b>AVAILABLE</b>	<b>2,800</b>
<b>1580</b>	<b>AVAILABLE</b>	<b>2,800</b>
1582	GEICO	1,400
1584	H&R Block	1,250
<b>1584A</b>	<b>AVAILABLE</b>	<b>900</b>
<b>1586</b>	<b>AVAILABLE</b>	<b>1,960</b>
1588-g2	Burn Boot Camp	5,500
1598	McAlister's Deli	4,200
1602	Lendmark	1,400
<b>1604</b>	<b>AVAILABLE</b>	<b>1,400</b>
1606	Top Nails	1,400
1608	Pizza Hut	1,400
1610	Yummy House	1,400
<b>1612</b>	<b>AVAILABLE</b>	<b>4,200</b>
<b>1618</b>	<b>AVAILABLE</b>	<b>2,050</b>
<b>1620</b>	<b>AVAILABLE</b>	<b>6,252</b>
1636	Hot Shots	7,070
<b>1640</b>	<b>AVAILABLE</b>	<b>3,166</b>
1644	El Rancho Nuevo	5,763
1652	Dobbs Tire & Auto Center	6,300
<b>1690</b>	<b>AVAILABLE</b>	<b>18,895</b>
1692	Dollar General	10,000
<b>1694</b>	<b>AVAILABLE</b>	<b>9,570</b>
1696	Jimmy John's	1,535



# Trade Area Aerial



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O'SULLIVAN'S

OSSM

GEICO

HAIR BLOCK

burn boot camp

MALISTER'S

Landmark

Pizza Hut

Yummy House

HotSko's

EL RANCHO VIEJO

DOBBS

DOLLAR GENERAL

QUICK TRIP

QT QuikTrip