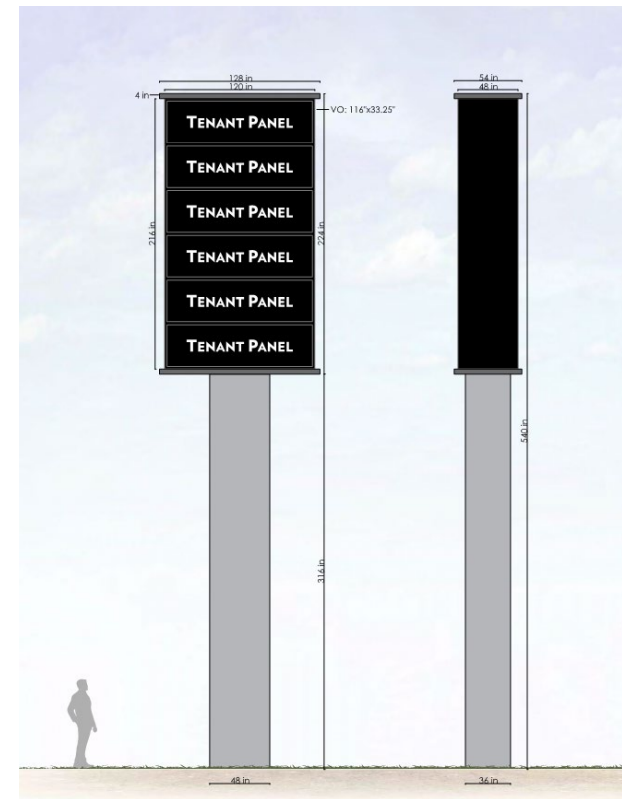




Inline Retail & Outlots Available



2023 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

815 | 48,301 | 153,932



Daytime Population

13,909 | 52,361 | 139,584

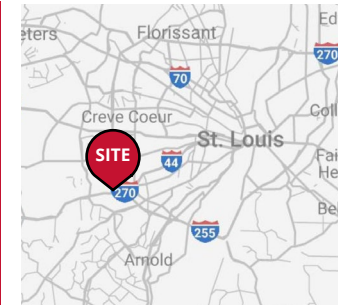


Median Household Income

\$127,010 | \$109,088 | \$111,924

FENTON LANDINGS

850 Assembly Parkway | Fenton, Missouri 63026
 1,379 - 12,733 SF Inline | 0.5 - 2.02-Acre Outlots
 For Lease or Build-to-Suit
 Call for Details



PROPERTY DETAILS

Adjacent to the new Wally's
 Great visibility & signage opportunity to I-44
 Regional draw
 I-44 - 96,516 VPD

John Shuff

314.785.7630 | jshuff@paceproperties.com

Kate Grewe

314.785.7662 | kgrewe@paceproperties.com

PACEPROPERTIES.COM | 314.968.9898

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

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.

Trade Area Aerial



Master Retail Site Plan



N
Scale: 1" = 100'-0"

wally's

North Highway Drive 13,747 VPD

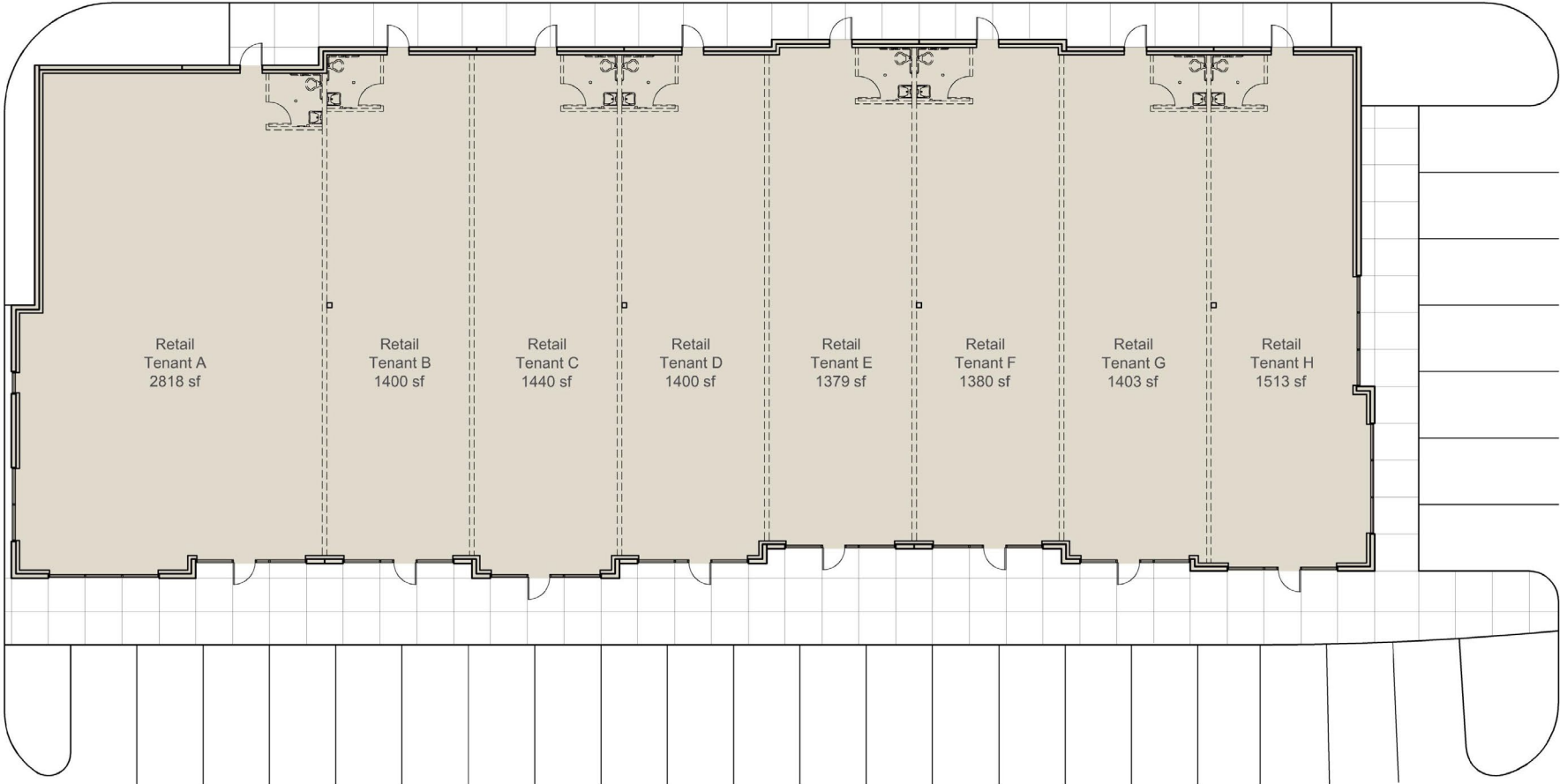
Interstate 44 96,516 VPD

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Inline Retail Building Plan

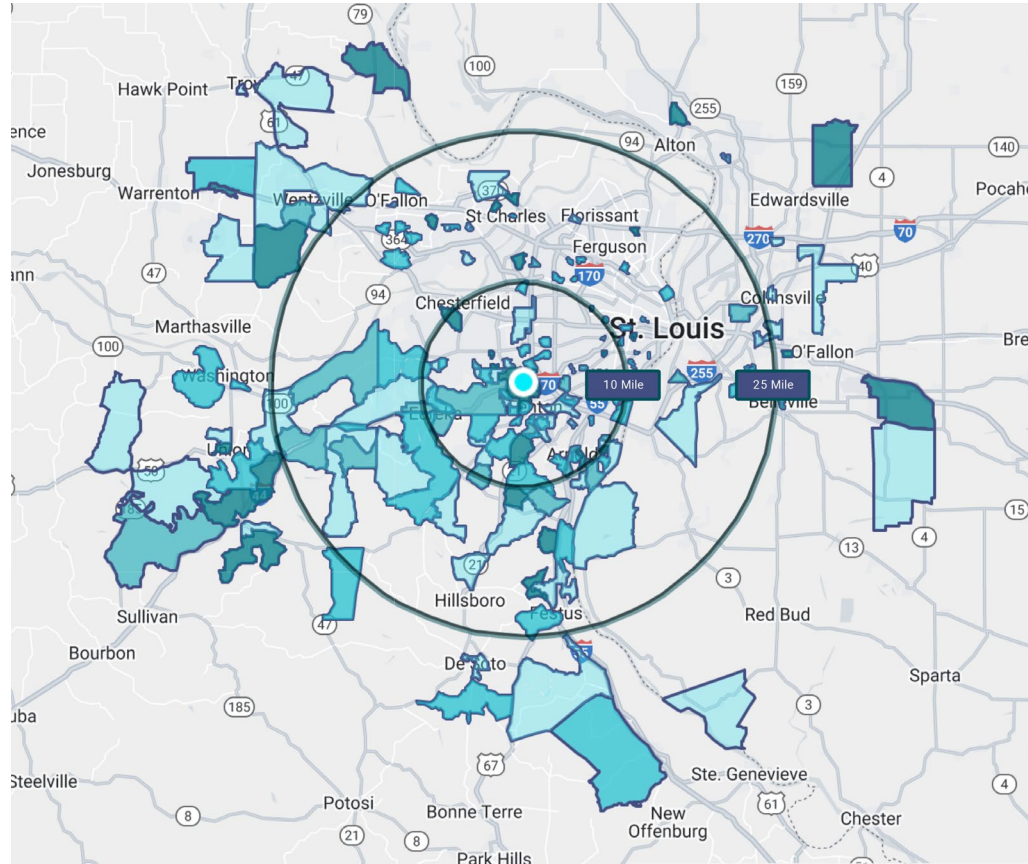


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Trade Area

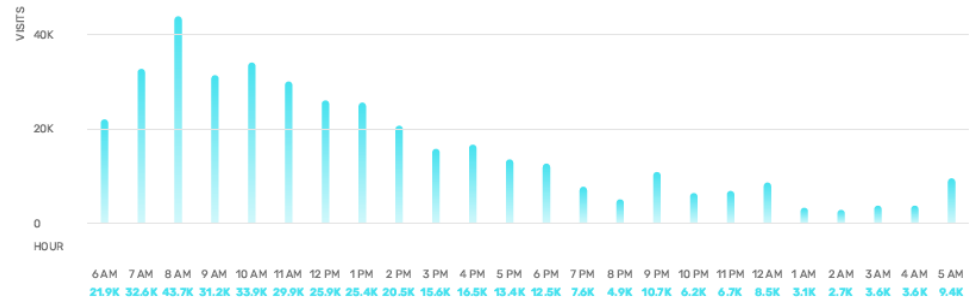
950 Assembly Parkway



TRADE AREA KEY



Hour of Day: 950 Assembly Parkway



Day of Week: 950 Assembly Parkway

