



SCOUT

REALTY
GROUP

RETAIL SPACE AVAILABLE
THE PRAIRIE
CHERRY BLOSSOM DR.
DARDENNE PRAIRIE, MO 63368

THE PRAIRIE



10,253 VPD on Town Square Ave.



50,984 VPD on Route 364

18,518 VPD on Bryan Rd.

NEW RETAIL AVAILABILITY

Mixed Use Opportunity

- ▲ New Construction!
- ▲ 2,873 Available
- ▲ Prominent Visibility and Easy Access
- ▲ Endcap / Restaurant Space Remaining

\$25 / SF (NNN = \$6 / SF)

Outlot Opportunity

- ▲ 0.91 acres
- ▲ Pad Ready w/ no Detention Requirement
- ▲ Zoned for any Commercial Use (inc. Drive-Thru)
- ▲ Also Available for Lease or BTS

\$910,000

	1 MILE	3 MILES	5 MILES
TOTAL POP	9,176	72,587	148,011
MED HH/\$	\$133,390	\$116,467	\$117,530

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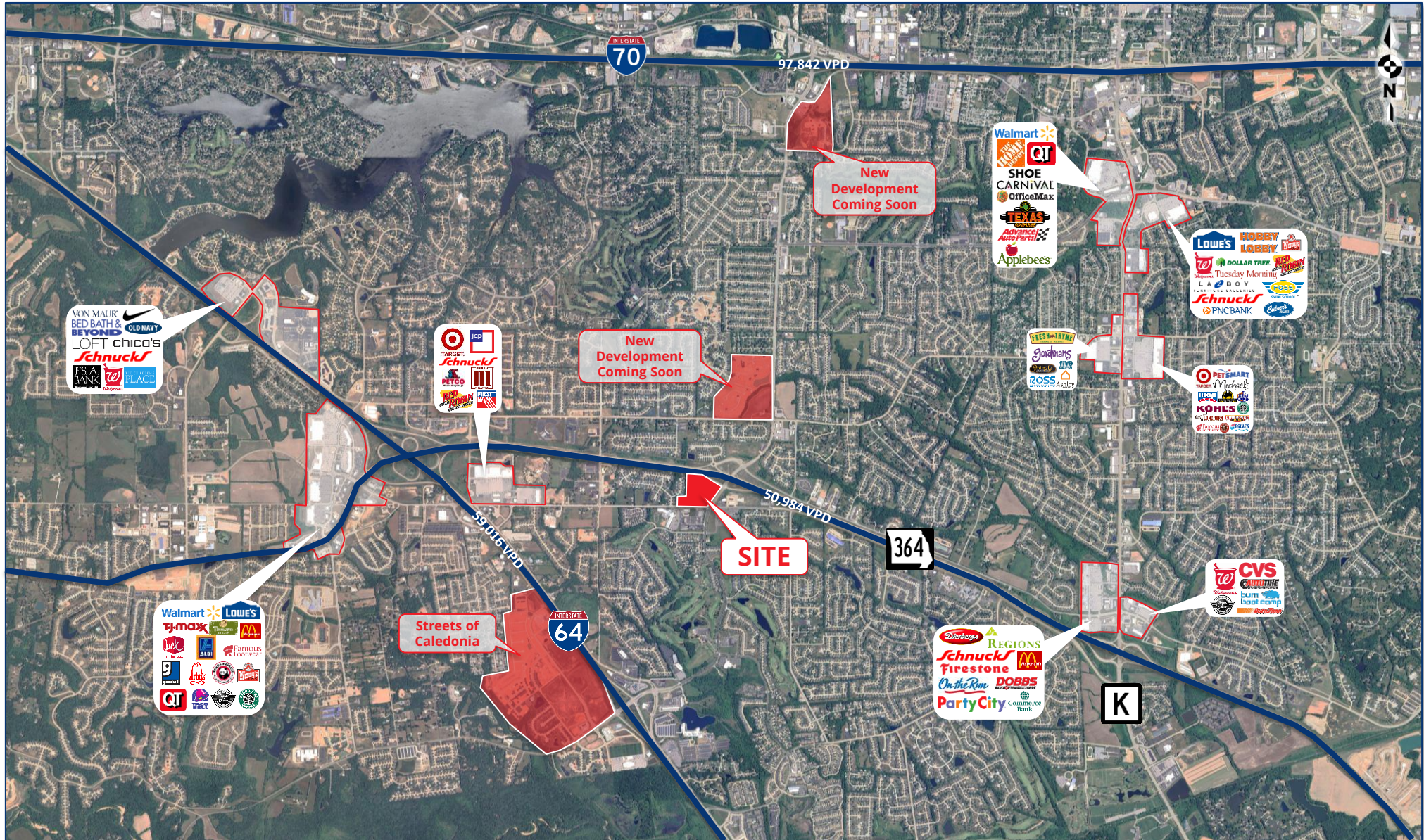
**REALTY
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13100 Manchester Rd. Ste. 235
St. Louis, MO 63131
314.394.2022 | scoutrg.com

Adam Glosier
aglosier@scoutrg.com
314.598.2357

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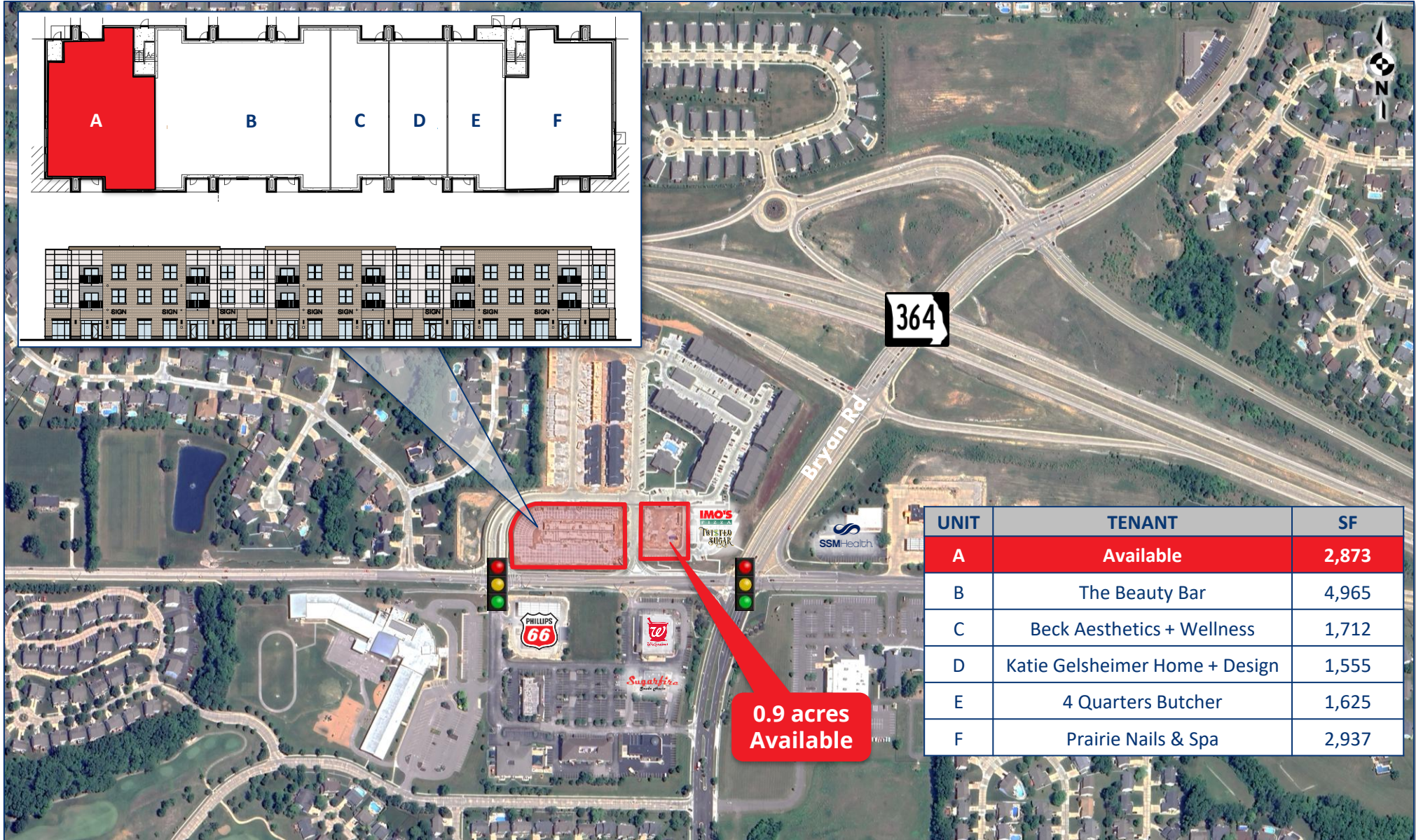
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The information herein has been obtained from the owner/landlord of the subject property or other sources that Scout Realty Group deems reliable. The information is not warranted and is subject to change without notice. Owner/landlord and Scout Realty Group make no representations as to the environmental condition of the property and recommend tenant perform an independent investigation.

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