



**THE HUDSON
RETAIL**

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CALEB ANTHONIS

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BEN CHERRY, CCIM

Phone: 314.647.6611 ext. 115
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5655 PERSHING AVENUE

ST. LOUIS, MO 63112

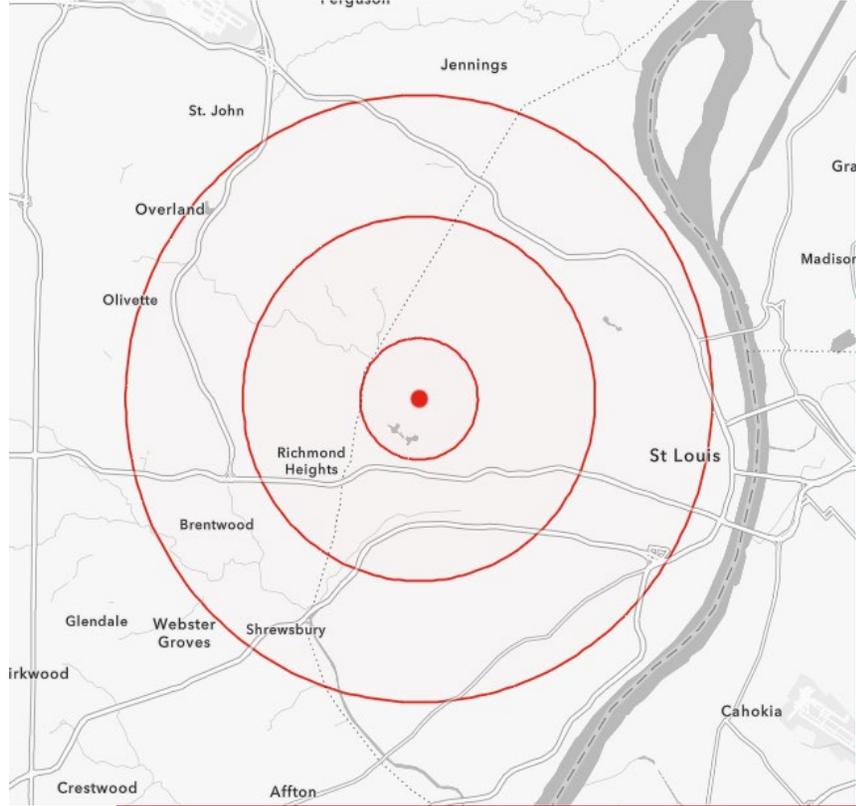
4,500 S.F. | \$20.00/S.F. N.N.N.

PROPERTY INFORMATION



- **4,500 S.F. OF PRIME GROUND-FLOOR RETAIL SPACE**
- **154 LUXURY APARTMENT UNITS @ THE HUDSON**
- **PRIME FRONTAGE AT THE SIGNALIZED INTERSECTION OF DEBALIVIERE AND PERSHING**
- **IMMEDIATE PROXIMITY TO FOREST PARK, WASHINGTON UNIVERSITY CAMPUS AND CWE**
- **FLEXIBILITY TO BUILD OUT THE SPACE TO YOUR NEEDS**

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION 	14,117	135,086	345,195
HOUSEHOLDS 	7,837	66,280	168,393
AVERAGE HH INCOME 	\$101,223	\$115,306	\$107,209



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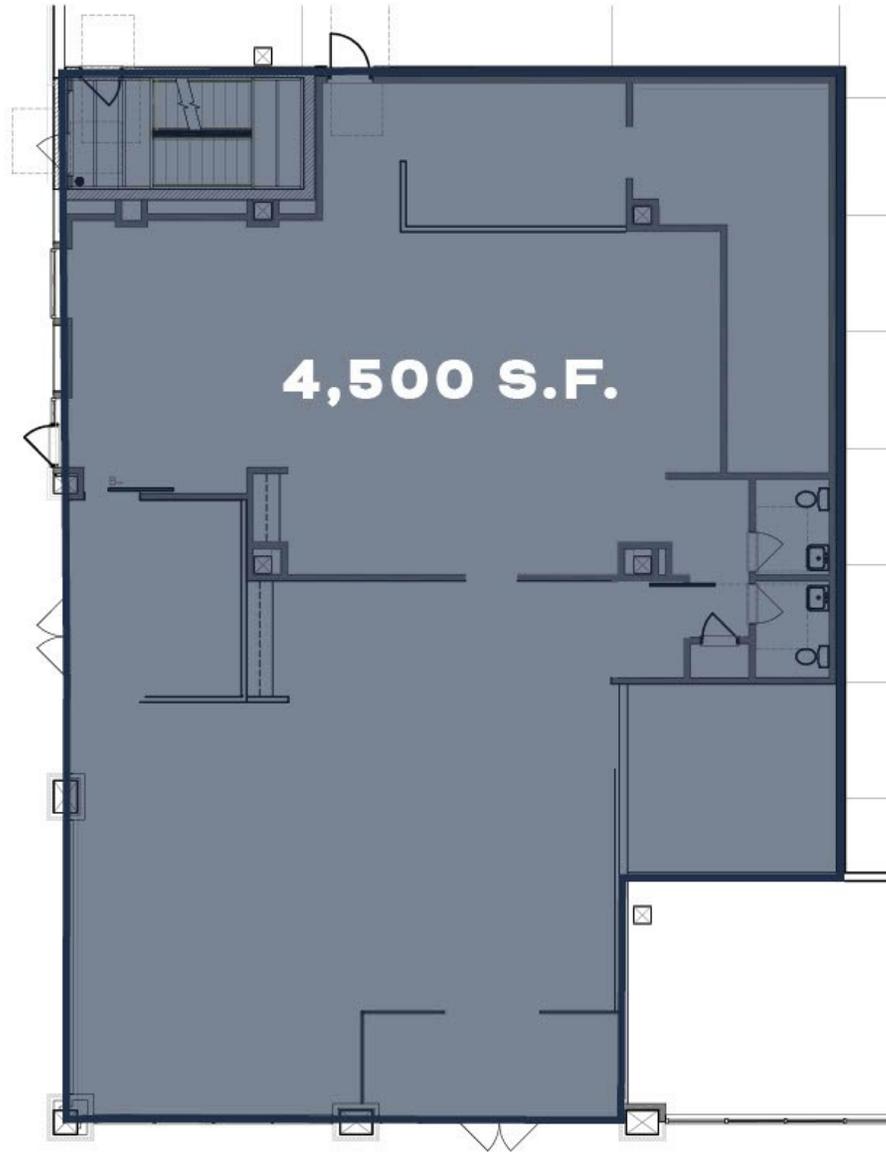
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FLOORPLAN



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