

Colonial Marketplace

8823 LADUE ROAD | LADUE, MO 63124



Property Description

Colonial Marketplace is an incredible, storied, boutique shopping center located on Ladue Road in the heart of the highest average household income in the state. The center is adjacent to Ladue Crossing, anchored by Schnucks, among other tenants. Colonial Marketplace services the Downtown Clayton business district with a daytime population of over 80,000. This center has a unique, cultivated mix of restaurants, boutiques, services, and office spaces.

Property Highlights

- Spaces Available - 2
- Traffic Counts & Cross Streets - Ladue Rd. (11,682 VPD); I-170 Southbound (48,930 VPD); I-170 Northbound (47,934 VPD); Maryland Ave. (10,723 VPD)

Offering Summary

Lease Rate:	Undisclosed
Available SF:	1,002 - 1,072 SF
Center Size:	62,611 SF

Demographics	1 Mile	3 Miles	5 Miles
Total Households	7,530	46,372	135,829
Total Population	15,134	99,859	272,378
Average HH Income	\$188,403	\$129,270	\$93,959

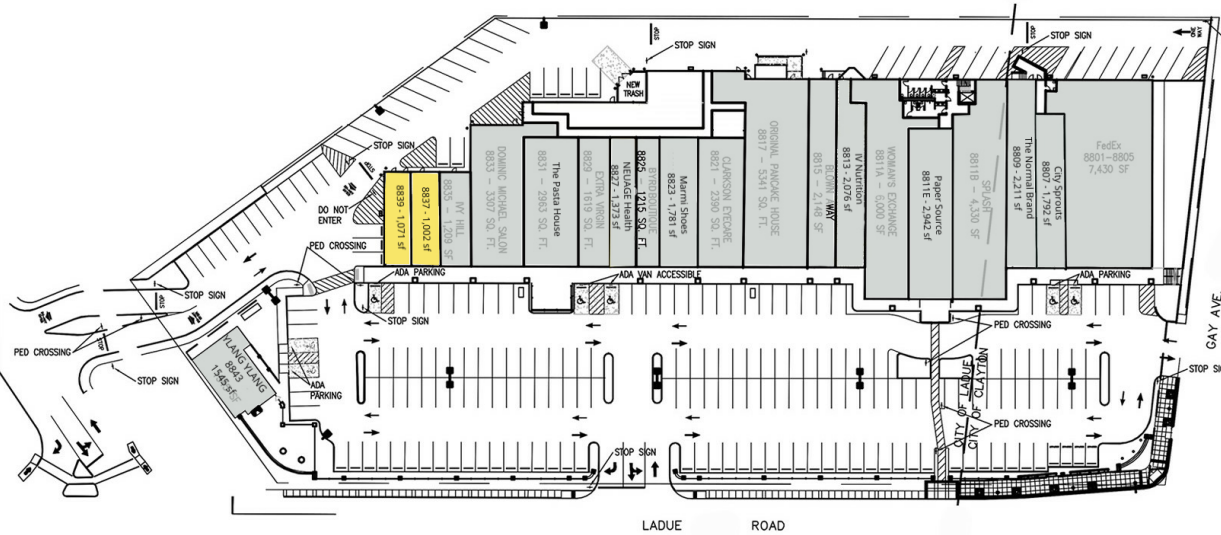
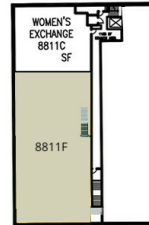
Mike Anthon

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Suite	Tenant	Size
8801	FedEx	7,430 SF
8807	City Sprouts	1,792 SF
8809	The Normal Brand	2,211 SF
8811A	The Women's Exchange	6,500 SF
8811B	Splash	4,330 SF
8811E	Paper Source	2,942 SF
8811F	Office	4,064 SF
8813	IV Nutrition	2,076 SF
8815	Blown Away	2,124 SF
8817	The Original Pancake House	5,341 SF
8821	Clarkson Eyecare	2,390 SF
8823	Marmi Shoes	1,781 SF
8825	Byrd	1,215 SF
8827	NEUAGE Health & Wellness	1,373 SF
8829	Extra Virgin Olive Oil	1,619 SF
8831	The Pasta House	2,963 SF
8833	Dominic Michael Salon	3,307 SF
8835	Ivy Hill	1,209 SF
8837	Available	1,002 SF
8839	Available	1,072 SF
8843	YLANG YLANG	1,545 SF

Legend

Available
Unavailable

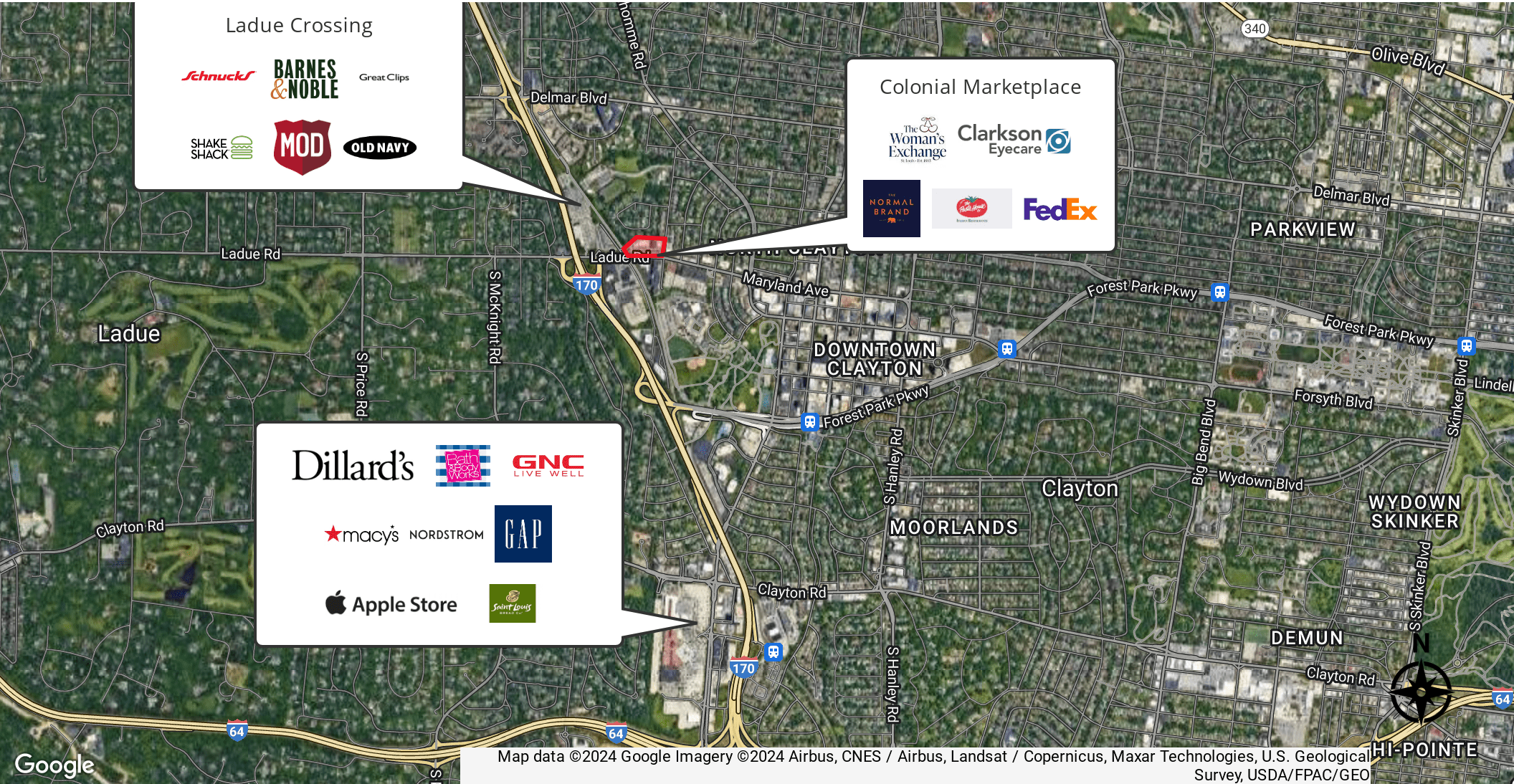
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