

FOR SALE OR LEASE

OUTPARCELS AVAILABLE

BRAND NEW ROCKETS ICE RINK DEVELOPMENT

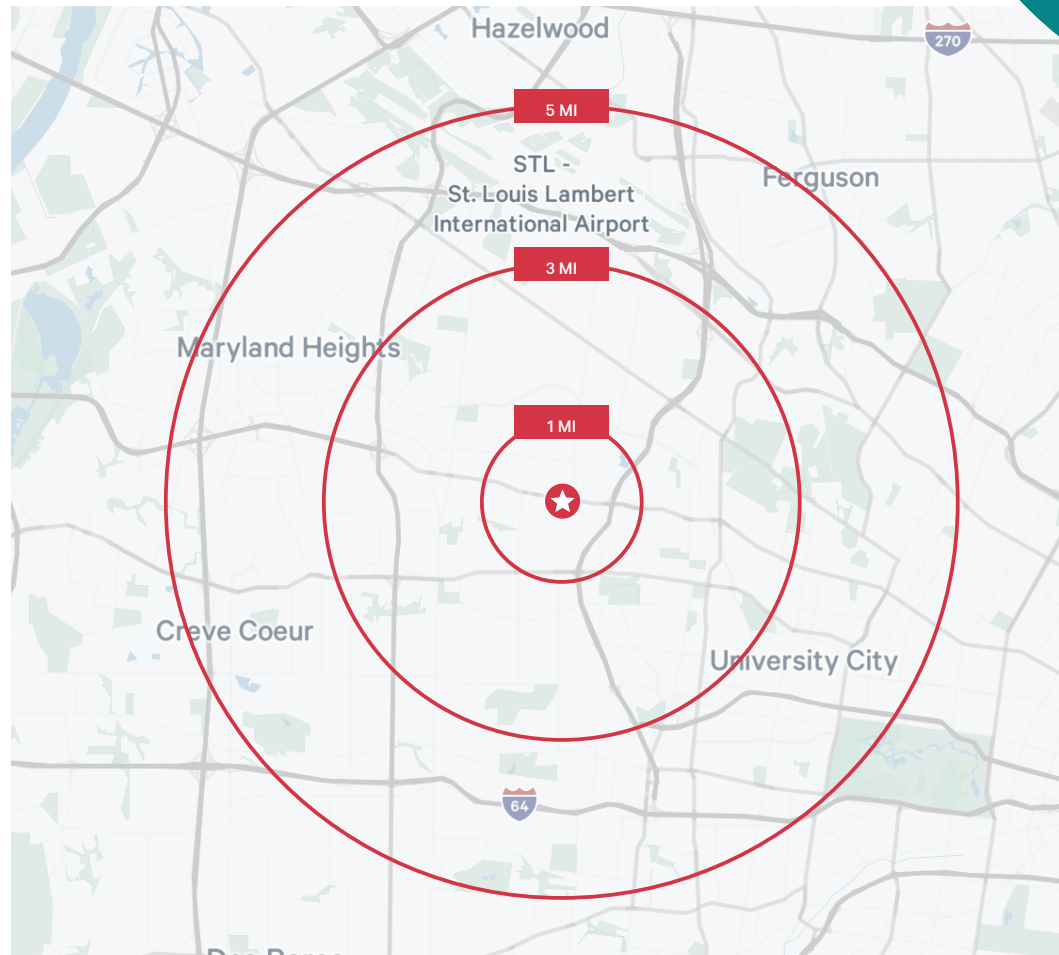
9440 PAGE AVENUE, ST. LOUIS, MO 63132



CBRE

PROPERTY INFO

- 2 premier pads available along Page Ave with great visibility.
- Approximately 0.80 AC for each lot
- Perfect for QSR or sit down restaurant.
- Out parcels of Rockets Ice Rink which brings families to site on a re-occurring basis.
- Site is less than a mile from I-70.
- Approximately 47 parking spaces allocated
- Close proximity to National retailers such as Home Depot, Costco, Marshalls, Schnucks Grocery Store



PLEASE CONTACT:

PAUL FUSZ

+1 314 655 6046
paul.fusz@cbre.com

NICK GARAVAGLIA

+1 314 655 5827
nick.garavaglia@cbre.com

JOSH ROEDEMEIER

+1 314 655 5942
josh.roedemeier@cbre.com

CHARLIE FARON

+1 314 655 5827
charile.faron@cbre.com



DAYTIME POPULATION

15,586 - 1 mile
119,622 - 3 miles
322,655 - 5 miles



AVG. HOUSEHOLD INCOME

\$68,116 - 1 mile
\$104,372 - 3 miles
\$111,537 - 5 miles



MEDIAN HOUSEHOLD INCOME

\$49,313 - 1 mile
\$60,279 - 3 miles
\$62,770 - 5 miles



POPULATION

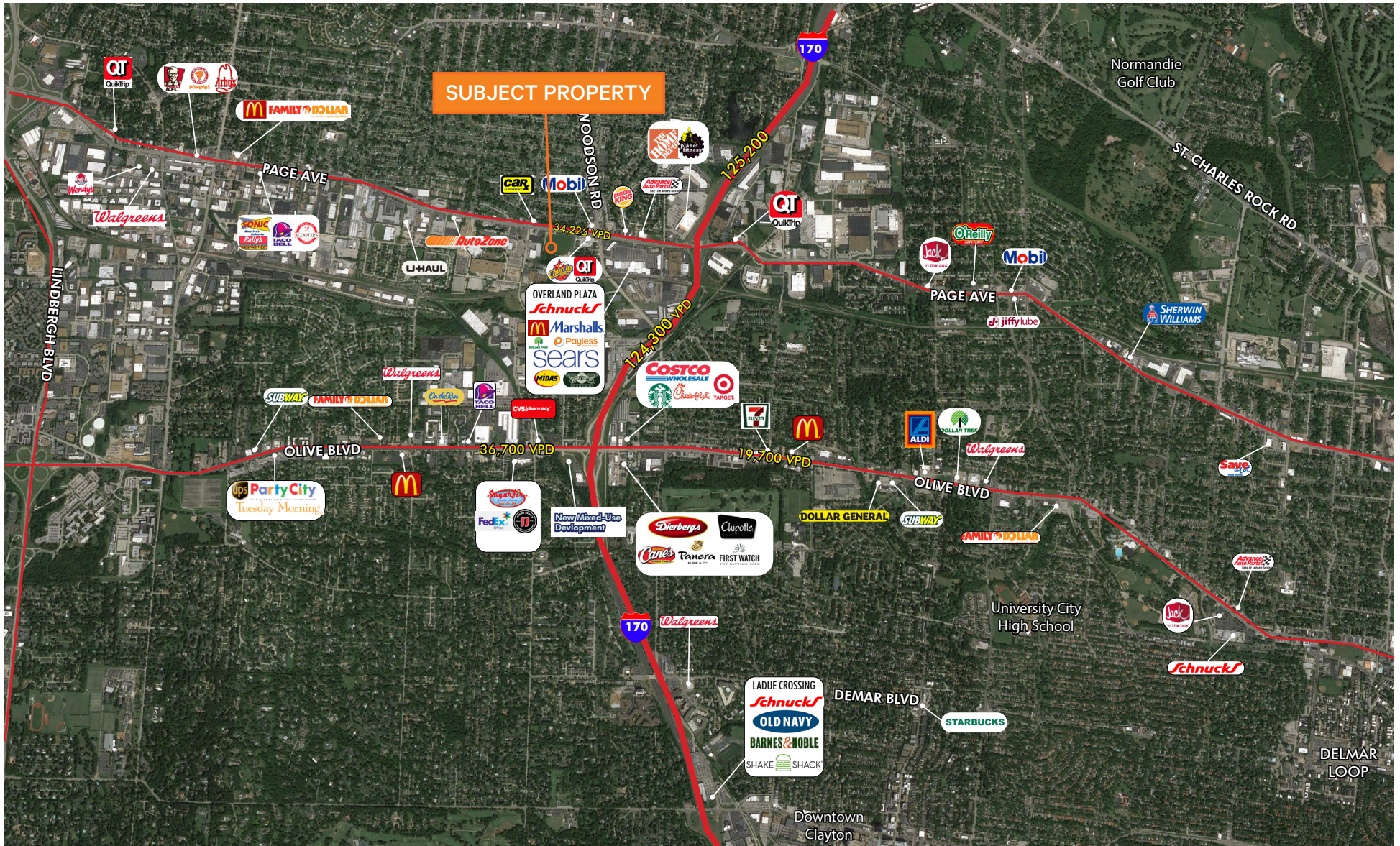
10,457 - 1 mile
99,134 - 3 miles
237,810 - 5 miles



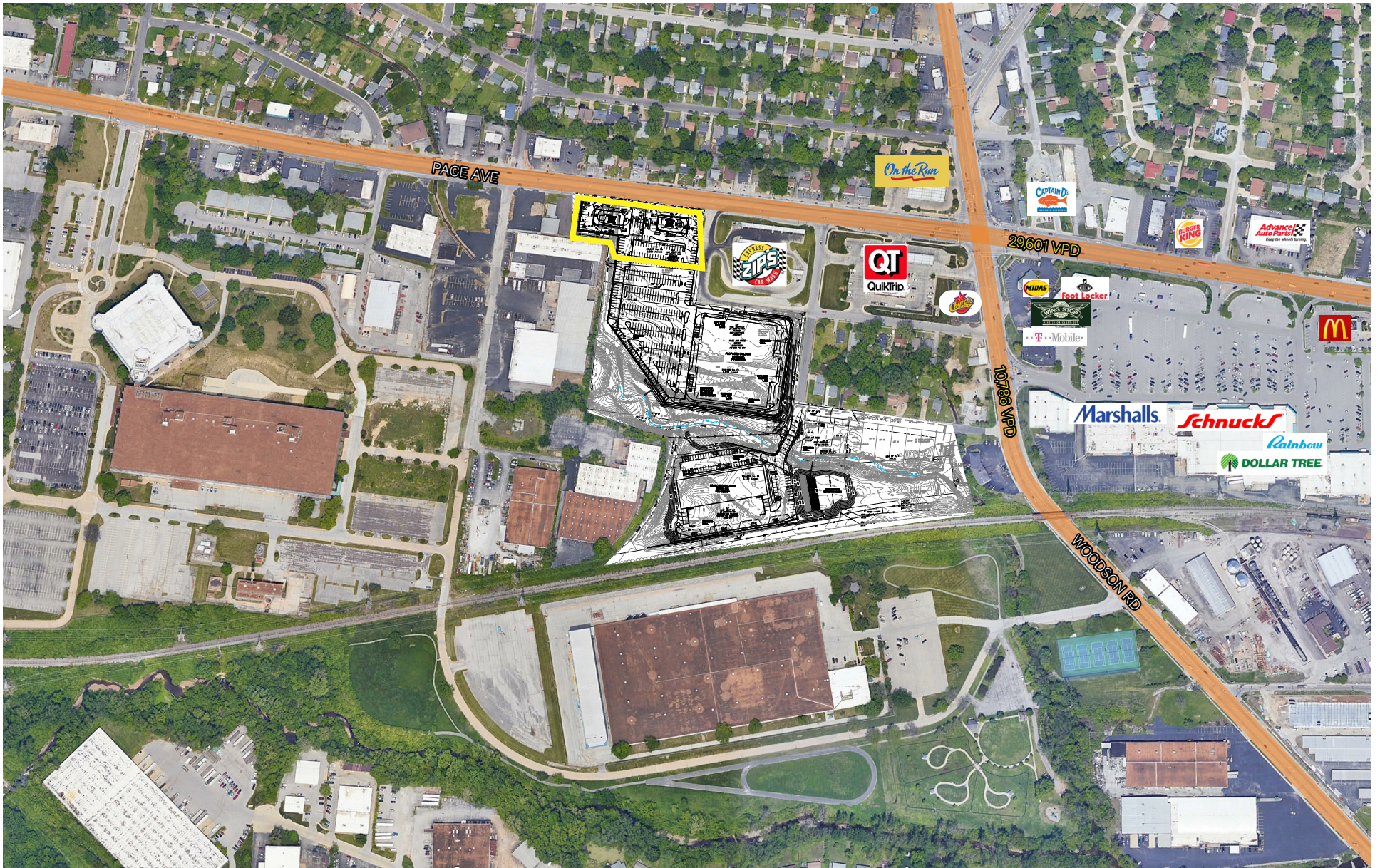
HOUSEHOLDS

4,315 - 1 mile
43,154 - 3 miles
102,171 - 5 miles

TRADE AERIAL



SITE AERIAL



SITE PLAN

