

RETAIL/OFFICE SPACES AVAILABLE

2,400 SF / 1,800 SF / 900 SF (Lower Level)

MARIAN HEIGHTS PLAZA

Bayless Avenue & I-55, St. Louis, MO 63123

For Lease



Shopping Center Highlights:

Immediate access to I-55
Strong Demographics
High Traffic area
Excellent visibility

Co-tenancy Includes:

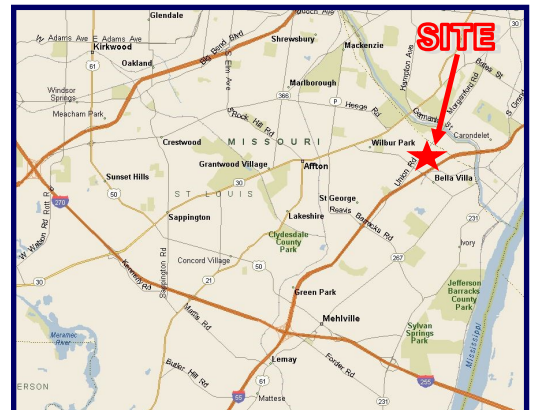
Fulton Dental, Subway Rest.,
Mers Goodwill, A&M Bakery,
Suburban Pediatric, China Wok,
Nepute Chiropractics, J.C. Nails

Demographics:

	1 Mile	3 Miles	5 Miles
Population	13,886	119,026	283,524
Med. HH Income	\$54,653	\$56,021	\$57,431
# of Households	6,127	54,837	130,459
Daytime Population	7,077	62,660	183,554

Traffic Volume:

Bayless Ave.	23,543 VPD
Union Road	12,671 VPD
I-55	105,791 VPD



FOR INFORMATION, PLEASE CALL:

Thomas Egan

(314) 725-1997

tegan@boudoures.com

