



**PLAZA ON THE
BOULEVARD**

SCAN HERE!



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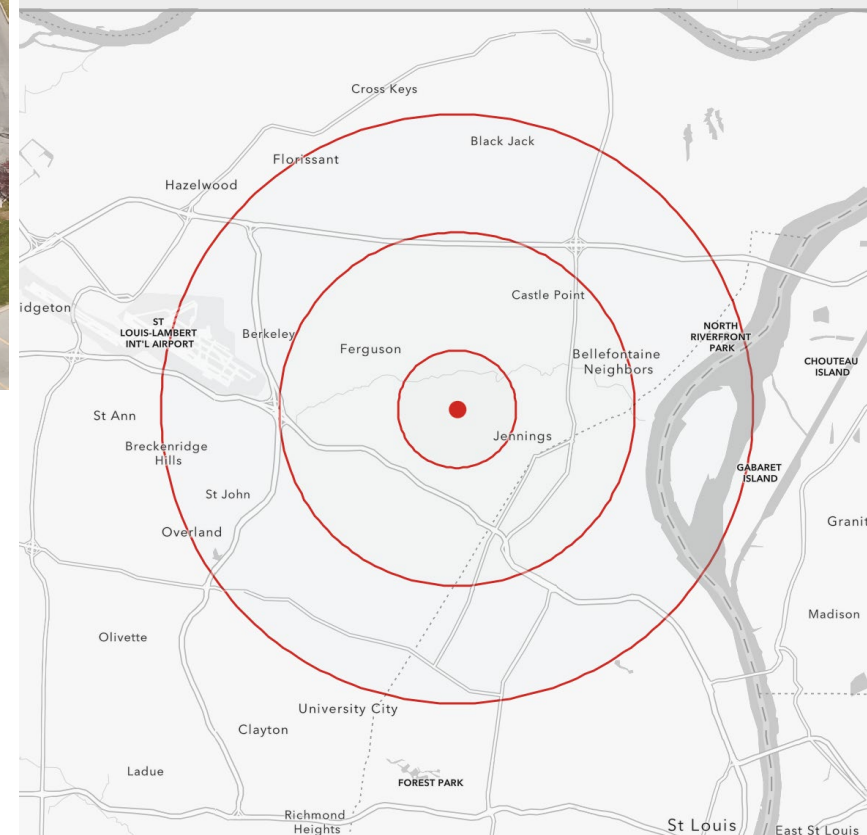
**8023 WEST FLORISSANT AVENUE
JENNINGS, MO 63136
1,028 S.F. - 3,227 S.F. | \$18.00/S.F. N.N.N.**

PROPERTY INFORMATION



- **PROMINENT RETAIL LEASING OPPORTUNITIES AT PLAZA ON THE BOULEVARD SHOPPING CENTER.**
- **MAJOR ANCHORS INCLUDE SCHNUCKS, MERS GOODWILL, ALDI, RAINBOW, ATHLETICO & FOOTLOCKER.**
- **THREE (3) SIGNALIZED ENTRANCES + TWO (2) LARGE PYLON SIGNS.**
- **SMALL SHOPS SPACE OF 1,226 - 3,227 SF AVAILABLE.**
- **HIGHLY-TRAFFICKED INTERSECTION OF WEST FLORISSANT & LUCAS-HUNT.**
- **DIRECTLY ACROSS EMERSON'S WORLD HQ (FORTUNE 500 COMPANY) WITH OVER 1,500 EMPLOYEES AND NORWOOD HILLS COUNTRY CLUB.**

DEMOGRAPHICS		1 MILE	3 MILES	5 MILES
POPULATION		10,718	97,905	234,978
HOUSEHOLDS		4,448	40,757	96,648
AVERAGE HH INCOME		\$44,323	\$54,267	\$59,921



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SITE PLAN



PROPERTY BREAKDOWN

A	SCHNUCKS	63,443 SF
B	B' LUXURY BARBER & BEAUTY	1,600 SF
B1	AVAILABLE	1,600 SF
B2	GENX	7,950 SF
C1-C2	NATIONAL HEALTHCARE	6,400 SF
D	RAINBOW	11,913 SF
E1	AVAILABLE	2,400 SF
E2	HIBBETT SPORTS	4,000 SF
F1-F2	FOOT LOCKER	7,500 SF
F3	ATHLETICO	3,633 SF
G	DAVITA	9,300 SF
H1	RESTAURANT ENDCAP	3,227 SF
H2	MIDLAND STATES BANK	1,604 SF
H3	CRICKET WIRELESS	1,401SF
H4	AVAILABLE	2,274 SF
H5	AVAILABLE	1,028 SF
H6	CHINA KING	1,605 SF
H7	METROPCS	1,600 SF
I1	AVAILABLE	2,000 SF
I2	FONG LONG NAILS	1,600 SF
I3	CHIRO ONE	3,200 SF
I4	SUBWAY	2,118 SF
I5	CITY G.E.A.R.	9,000 SF
I6	H&R BLOCK	2,000 SF
J1	T-MOBILE	3,226 SF
J2	AVAILABLE	1,226 SF
J3	EMPIRE FISH, CHICKEN, & GRILL	2,000 SF
K	NEGOTIATING LEASE	0.75 ACRES

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AERIAL



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