



2024 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

8,719 | 49,733 | 121,455



Daytime Population

12,492 | 54,135 | 121,100



Median Household Income

\$133,082 | \$150,710 | \$145,514

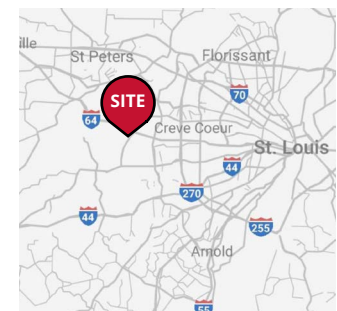
RETAIL FOR LEASE

Chesterfield Crossing

1627 - 1695 Clarkson Road | Chesterfield, Missouri 63017

1,800 - 2,988 SF | Lease Rate: \$28.00/SF

Triple Nets: \$9.21/SF (2023 actual)



PROPERTY DETAILS

Located directly south of Chesterfield Mall

Signalized access off Clarkson Road

Excellent street presence on the primary retail artery
for the eastern Chesterfield trade area

Clarkson Road - 41,980 VPD

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PACEPROPERTIES.COM | 314.968.9898

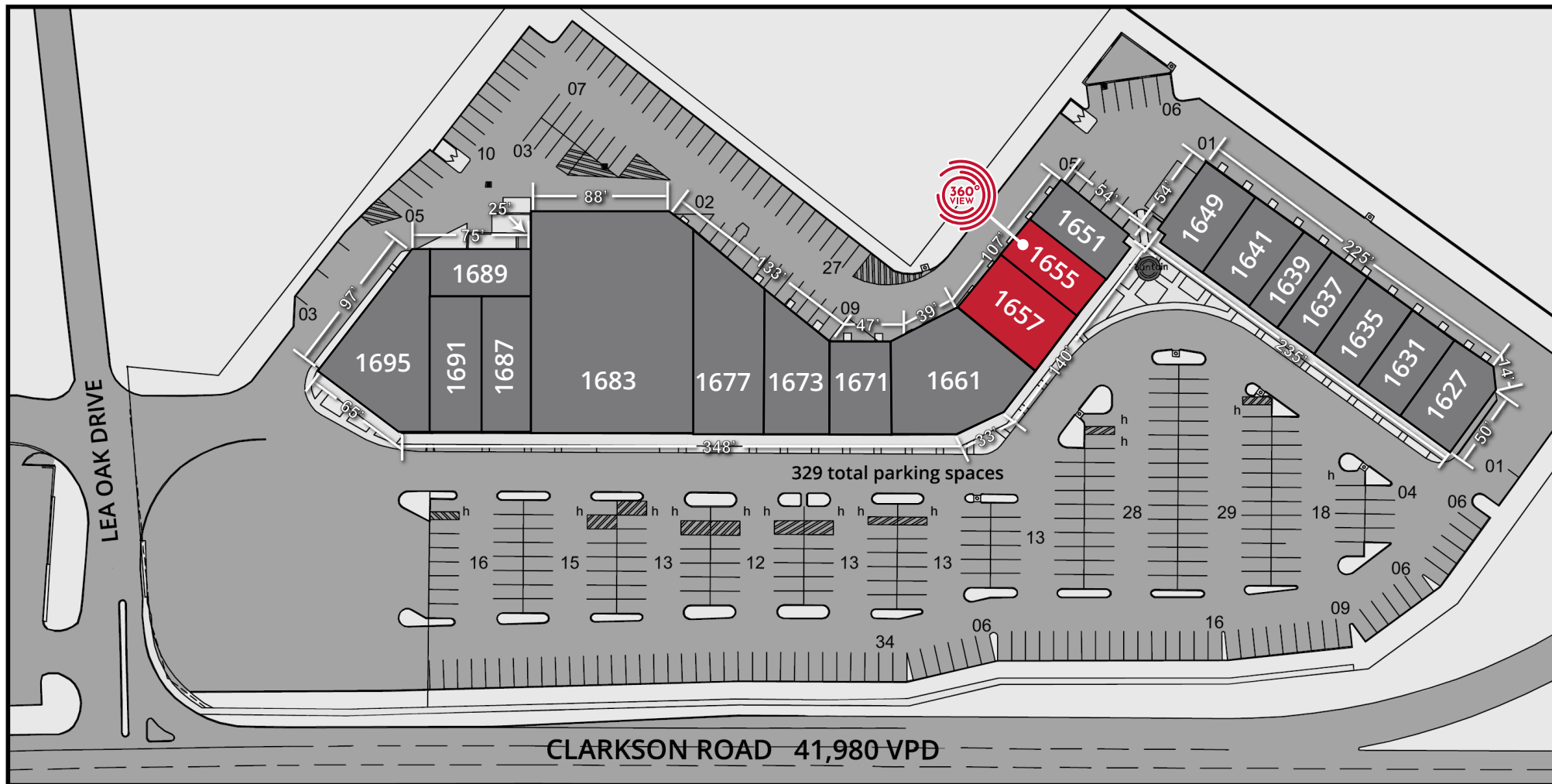
1401 South Brentwood Boulevard, Suite 900 | St. Louis, Missouri 63144

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.

Site Plan



Click or scan to view virtual tour!



Space	Status	SF	Space	Status	SF	Space	Status	SF
1627	Crazy Bowls & Wraps	2,000	1649	The Foyer	2,358	1673	America's Best Contacts & Eyeglasses	3,970
1631	Soho Nails	2,000	1651	Duck Donuts	1,767	1677	Treats Unleashed	4,292
1635	The Curry Club	1,950	1655	AVAILABLE	1,800	1683	Trader Joe's	12,178
1637	Sauce on the Side	2,100	1657	AVAILABLE	2,988	1687	Banfield Pet Hospital	3,600
1639	Games Workshop	1,200	1661	Aurora Medical Spa	4,619	1689	Aurora Medical Spa	2,844
1641	The Curry Club	2,400	1671	Smashburger	2,400	1691	Restore Hyper Wellness & Cryotherapy	2,917
						1695	Salon Lofts	5,574

Trade Area Aerial

UPDATED 08/30/2023

ST LOUIS PREMIUM OUTLETS
351,000 SF | \$444/SF

- COACH, MICHAEL KORS, kate spade, J.CREW, LUCKY*BRAND, Eddie Bauer, AMERICAN EAGLE, Clarks, H&M, HOLLISTER, LOFT, rue21, FAMOUS, Columbia, EXPRESS, TALBOTS, SKECHERS, francesca's, ANN TAYLOR, FINISH LINE, PLACE, VANS, HOT TOPIC, FOSSIL, ZUMIEZ, carter's, PACSUN

THE DISTRICT OF ST LOUIS

- FACTORY, MAIN EVENT, THE GALLERY, REVERIE, REALDOLL, HUB, Hi-Pointe, Phoenix

- target, DICK'S, KIRKLANDS, ULTA, ETHAN ALLEN, OLD NAVY, FIVE BELOW, TORRID, Starbucks, CVS pharmacy, QDOBA

- Walmart, sams club, eatwell, Market by macy's, WORLD MARKET, BEST BUY, ROSS, Michaels, PETSMART, DOLLAR TREE, Red Robin, Mimis, FIVE GUYS, LIONY CHOICE

- TRADER JOE'S, CRAZY 4 WILES, SAUCE & SMOKE, SmashBURGER

- chico's, TALBOTS

- BARNES & NOBLE, RELAX THE BACK, TRINERA

- PAVE BOOKS, ChangeTheory, MEN'S WEARHOUSE

- Schnucks, CVS pharmacy, FIRST WATCH

- Starbucks, PHALLO'S COFFEE

PACE
PROPERTIES
CHESTERFIELD, MISSOURI

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