

Pace Properties

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59 Brentwood Promenade St. Louis, MO 63144

For Lease:

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Furniture Brands offers:

- Located in the heart of the best retail corridor of St. Louis at the intersection of Brentwood Boulevard & I-64 & I-170
- Strong demographics

Area Retailers Include:

Target, Bed Bath & Beyond, World Market, Trader Joes, Best Buy, Sports Authority & Dierbergs

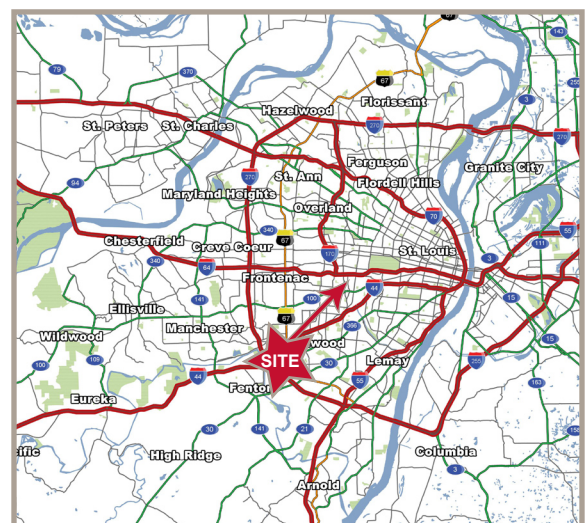
Space Available: 10,291 SF

Lease Rate: \$30/SF

Triple Nets: \$7.95/SF

Traffic Counts:

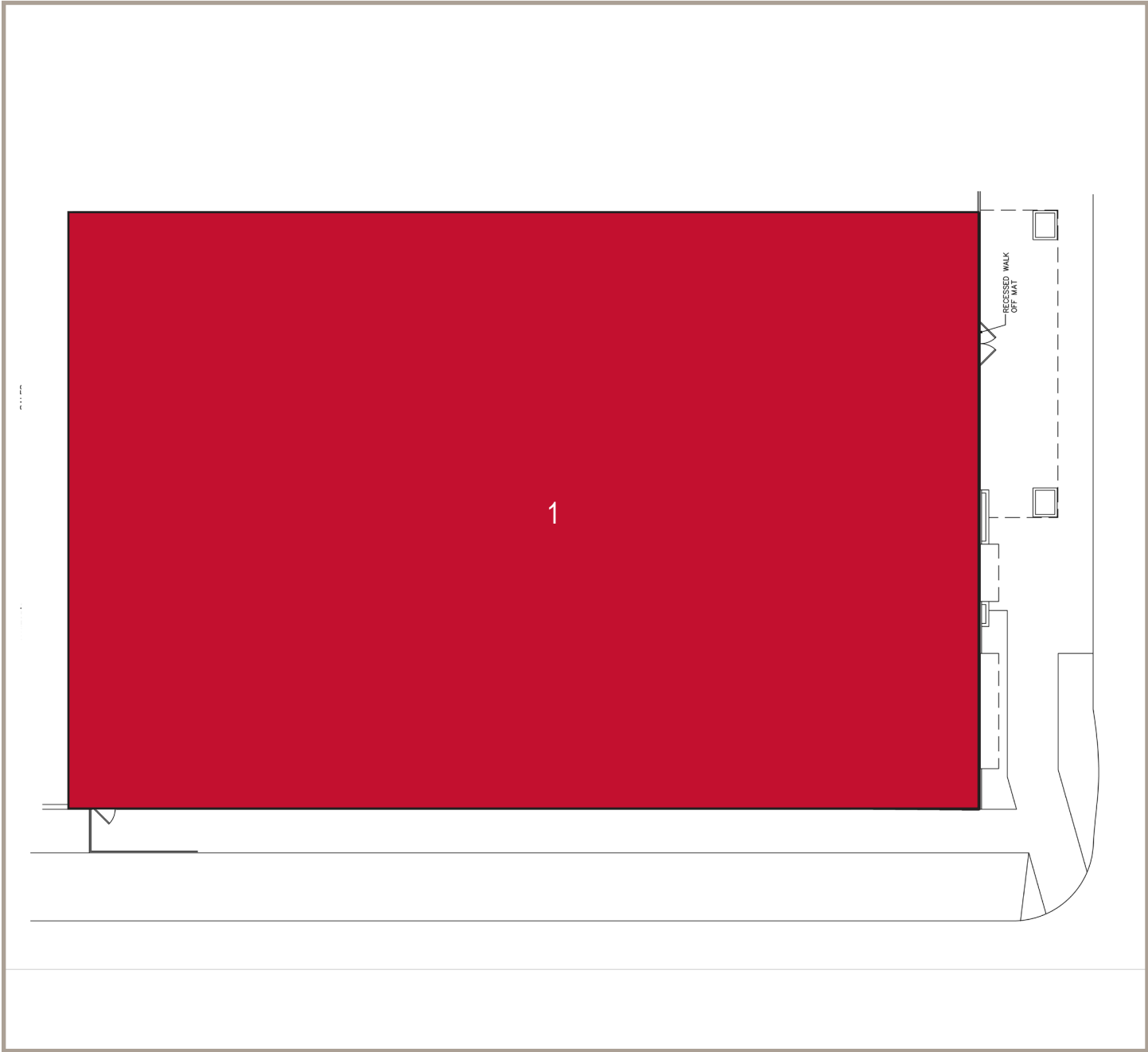
I-64: 173,236 VPD
Brentwood Blvd: 44,616 VPD



Demographics	1-Mile	3-Mile	5-Mile
2009 Population	12,591	107,380	302,412
Average Income	\$87,806	\$94,193	\$76,957
Employees	24,375	123,487	247,489

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



Number	Name	SF
1	Available	10,291