

### 2024 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



#### Population

19,437 | 132,996 | 332,071



#### Daytime Population

13,560 | 147,389 | 321,014



#### Median Household Income

\$63,290 | \$123,202 | \$107,791

## RETAIL FOR LEASE

6010 - 6018 Delmar Boulevard | St. Louis, Missouri 63112

7,774 SF | Triple Nets: \$5.50/SF (2025 estimate)

Lease Rate: Call for Details

### PROPERTY DETAILS

Access to a private, gated parking lot with 35 parking spaces

Currently 3 vacancies to be combined for 7,774 SF  
One of the spaces is a second generation restaurant

Close proximity to top universities -  
Washington University, and St. Louis University

Numerous restaurants & entertainment venues  
within walking distance

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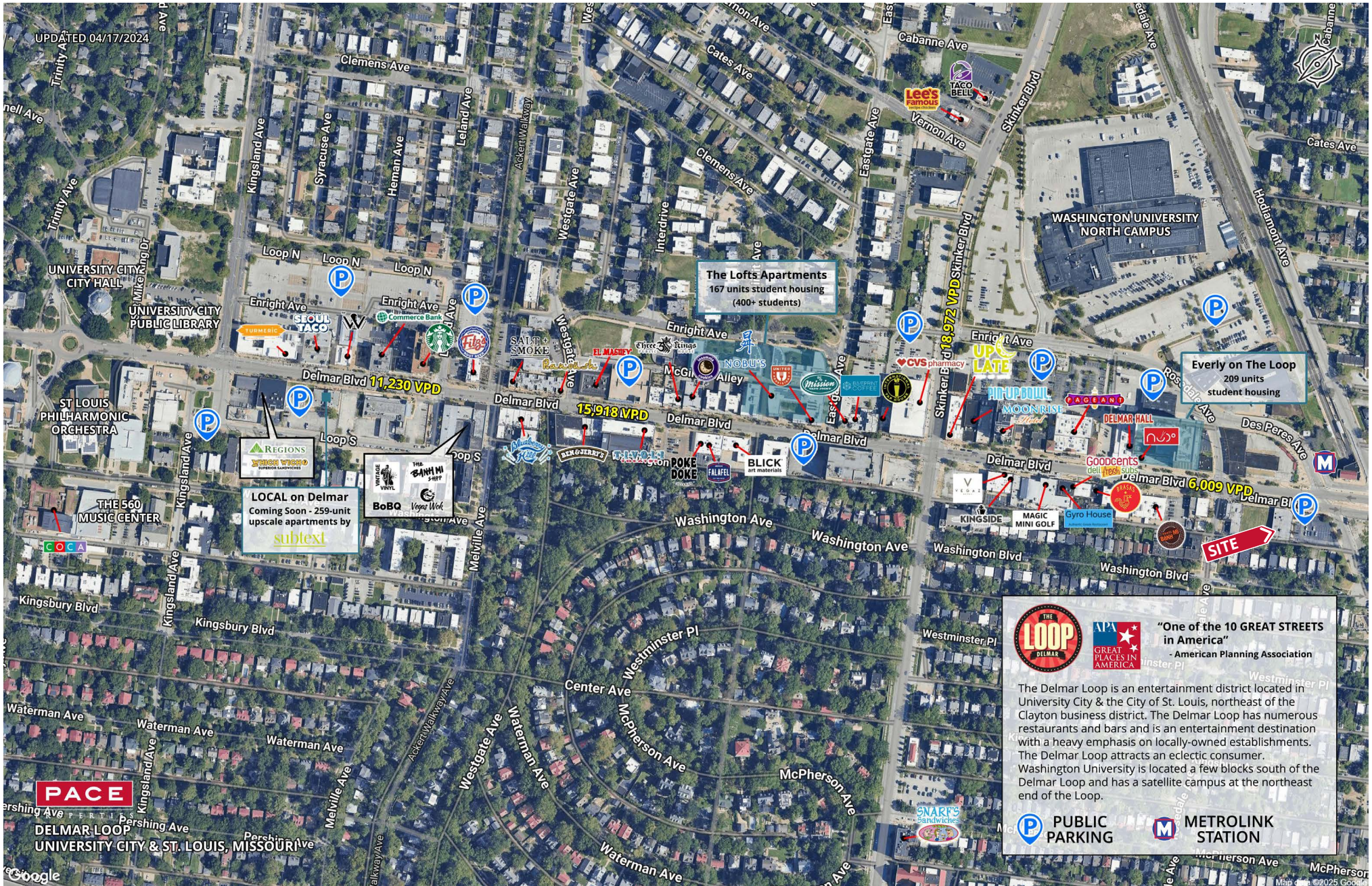
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PACEPROPERTIES.COM | 314.968.9898

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.

# Trade Area Aerial



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