



2023 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

28,420 | 145,937 | 308,347



Daytime Population

12,378 | 100,231 | 273,202



Median Household Income

\$59,641 | \$66,989 | \$66,739



RETAIL FOR LEASE

Gravois Plaza | 3843 Gravois Avenue | St. Louis, Missouri 63116

1,800 - 15,346 SF | Call for Details | Triple Nets: \$7.06/SF (2024 estimate)

PROPERTY DETAILS

Grocery-anchored neighborhood center with
signalized access

Join recently renewed Rainbow & Dollar Tree

Great pylon signage available

Gravois Avenue - 17,949 VPD

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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.

UPDATED 03/04/2024

SUBLETTE PARK

GATEWAY SCIENCE ACADEMY

TOWER GROVE PARK

ROOSEVELT HIGH SCHOOL

BENTON PARK

MARQUETTE PARK

ST MARY'S HIGH SCHOOL

SITE

Businesses and VPD counts shown on the map include:

- Schnucks
- CVS pharmacy
- FAMILY DOLLAR
- Lee's FAMOUS
- TACO BELL
- HIBBETT
- Office DEPOT
- OfficeMax
- ALDI
- Rainbow
- SHOE CARNIVAL
- CITY
- G.E.A.R.
- DOLLAR TREE
- PETSMART
- Walgreens
- EL MAGREY
- HARBOR FREIGHT
- SUBWAY
- cricket
- BIG LOTS
- Burlington
- THE KROCERY OF ST. VINCENT DE PAUL
- DOLLAR GENERAL
- McDonald's
- White Castle
- boost
- BURGER KING
- ReStore
- FAMILY DOLLAR
- metro
- cricket
- WALGREENS
- SUBWAY
- metro
- FAMILY DOLLAR

VPD counts: 20,718 VPD, 20,171 VPD, 17,949 VPD, 15,569 VPD, 15,892 VPD, 8,134 VPD, 7,495 VPD, 82,778 VPD, 9,153 VPD, 6,895 VPD, 5,432 VPD, 5,456 VPD.

ST. LOUIS, MISSOURI

Site Plan

Space	Status	SF
1	Hollywood Beauty	7,246
2	Aldi	26,688
3A	AVAILABLE	15,346
3B	Oak Street Health	8,950
4	Octapharma Plasma	14,069
5	AVAILABLE	5,760
6	Dollar Tree	8,400
7	China King	1,290
8	H&R Block	1,290
9 - 11	Rainbow	9,000
12	City G.E.A.R	6,500
13	AVAILABLE	2,500
14	AVAILABLE	2,000
15	WUTU Fashion	2,072
16	Shoe Carnival	9,928
17	AVAILABLE	1,800
18	America's Best	3,000



