

1,400 SF



Up to 1,400
SF Available



1/8 Mile East
of I-270



Renovated
Facade



Full-Service
Traffic Signal



26,054 VPD
Manchester Rd.

FOR LEASE | OLYMPIC OAKS VILLAGE

12101-12215 MANCHESTER RD

DES PERES, MO 63131

Mark Kornfeld
mkornfeld@sansonegroup.com

Grant Mechlin
gmchlin@sansonegroup.com

Rosie Hess
rhess@sansonegroup.com

Jackie Hall
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PROPERTY HIGHLIGHTS:

- Olympic Oaks Village anchored by T.J. Maxx, ALDI, McAlister's Deli, and Salon Lofts
- Renovated Facade
- Located on the north side of Manchester Rd. with great visibility and approximately 1/8 mile east of I-270 and West County Center
- Shopping center in affluent Des Peres, MO
- West County Center includes Nordstrom, Macy's, JCPenney, Dick's Sporting Goods and Barnes & Noble
- Close proximity to Edward Jones Corporate Headquarters, employing over 1,000
- Full-service traffic signal provides easy access to the shopping center
- 26,054 vehicles per day on Manchester Rd.



314.727.6664

SANSONEGROUP.COM

120 S. Central Ave. | Ste. 500 | St. Louis, MO 63105

The information contained herein is not warranted, although it has been obtained from the owner of the property or from other sources that we deem reliable. It is subject to change without notice. Seller and broker make no representation as to the environmental condition of the property and recommend purchaser's independent investigation.

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SITE PLAN:



Tenant Index

SUITE	TENANT	SF
12143	Mathnasium	1,400
12141	Great Clips	1,400
12137	Salon Lofts	4,200
12133	Radiant Results	4,100
12123	Cloud 9 Massage & Wellness	3,164
12117	Fit Flavors	1,400
12119	Nail Pro	2,800
12115	AVAILABLE	1,400
12113	Jersey Mike's	1,400
12111	European Wax Center	1,400
12107	Rally House	4,200
12101B-12103	St. Louis Cellars & Tasting Rooms	9,500
12101A	McAlister's Deli	4,500
12161C	American Bank of Missouri	2,885
12215	Raising Caine's	3,600

● = AVAILABLE

● = LEASE PENDING

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1 MILE

Avg. HH Income	\$277,127
Population	7,220
Households	2,636

3 MILE

Avg. HH Income	\$233,656
Population	58,392
Households	22,921

5 MILE

Avg. HH Income	\$208,918
Population	163,854
Households	65,926



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