



LOCATION.
commercial real estate

AVAILABLE

LOUGHBOROUGH PLAZA

1,920 SF AVAILABLE FOR LEASE

ST. LOUIS, MO



LOUGHBOROUGH PLAZA

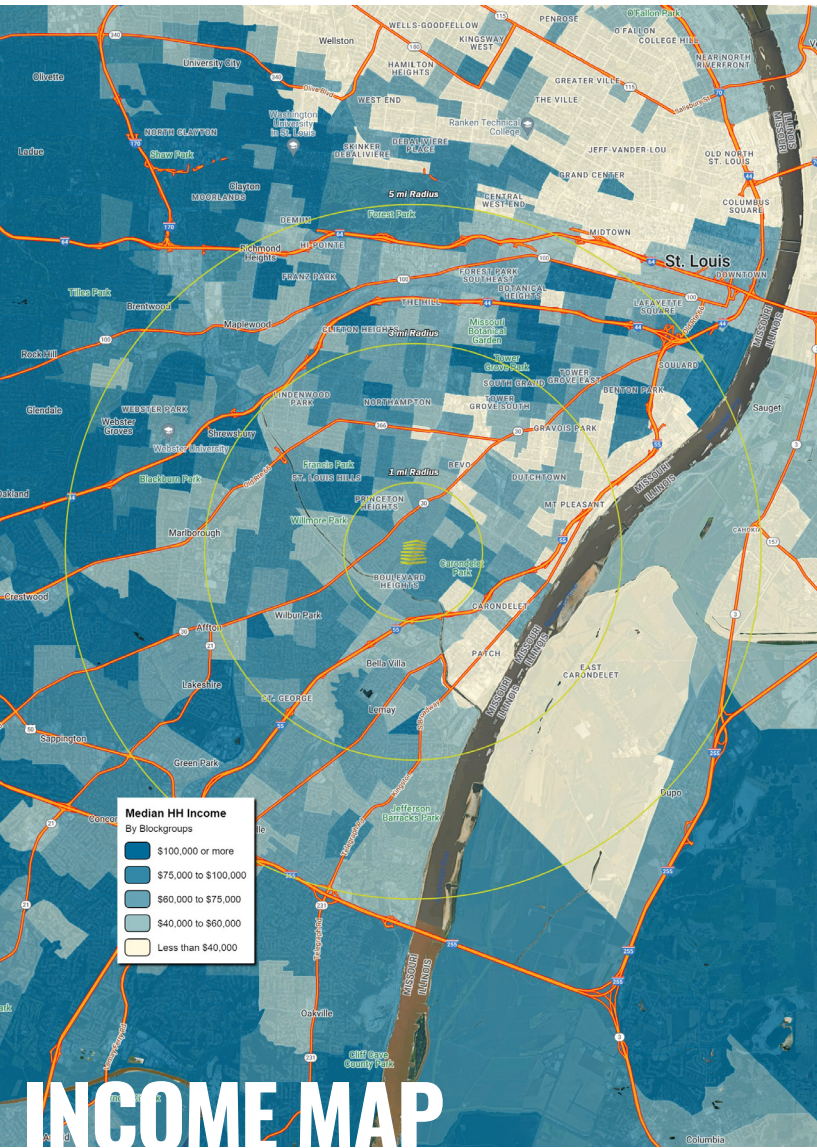
NEIGHBORHOOD VIBE

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INCOME MAP

TRADE AREA OVERVIEW

True to its name, South City is the southern section of St. Louis City, extending from the Mississippi River to the east, the Carondelet area to the south, River Des Peres to the west, and I-44 to the north. South City boasts a diverse group of neighborhoods with something for everyone and no shortage of activities.

The Loughborough area, centered around Loughborough Avenue, is a vibrant and bustling part of South St. Louis City. The area combines the convenience of modern amenities with the charm of historic St. Louis neighborhoods.

Nestled between the neighborhoods of St. Louis Hills and Carondelet, the Loughborough area boasts a blend of residential charm and commercial activity. The community enjoys easy access to major roads and public transportation, enhancing its connectivity to the broader St. Louis region.

The nearby Carondelet Park, one of the city's oldest and largest parks, offers abundant green space, recreational facilities, and scenic beauty. This enhances the area's appeal to families, nature enthusiasts, and those seeking a peaceful urban escape.

DEMOGRAPHICS

	1 mile	3 miles	5 miles
POPULATION	17,236	141,192	284,344
HOUSEHOLDS	8,600	66,862	135,808
EMPLOYEES	1,796	36,619	125,506
MED HH INCOME	\$68,242	\$63,733	\$69,693

AREA RETAIL | RESTAURANTS

Schnucks

TOTAL ACCESS URGENT CARE

ROSS DRESS FOR LESS

save a lot

Pizza-Hut

LOWE'S

QuikTrip

BURGER KING

Little Caesars

STARBUCKS COFFEE

Great Clips

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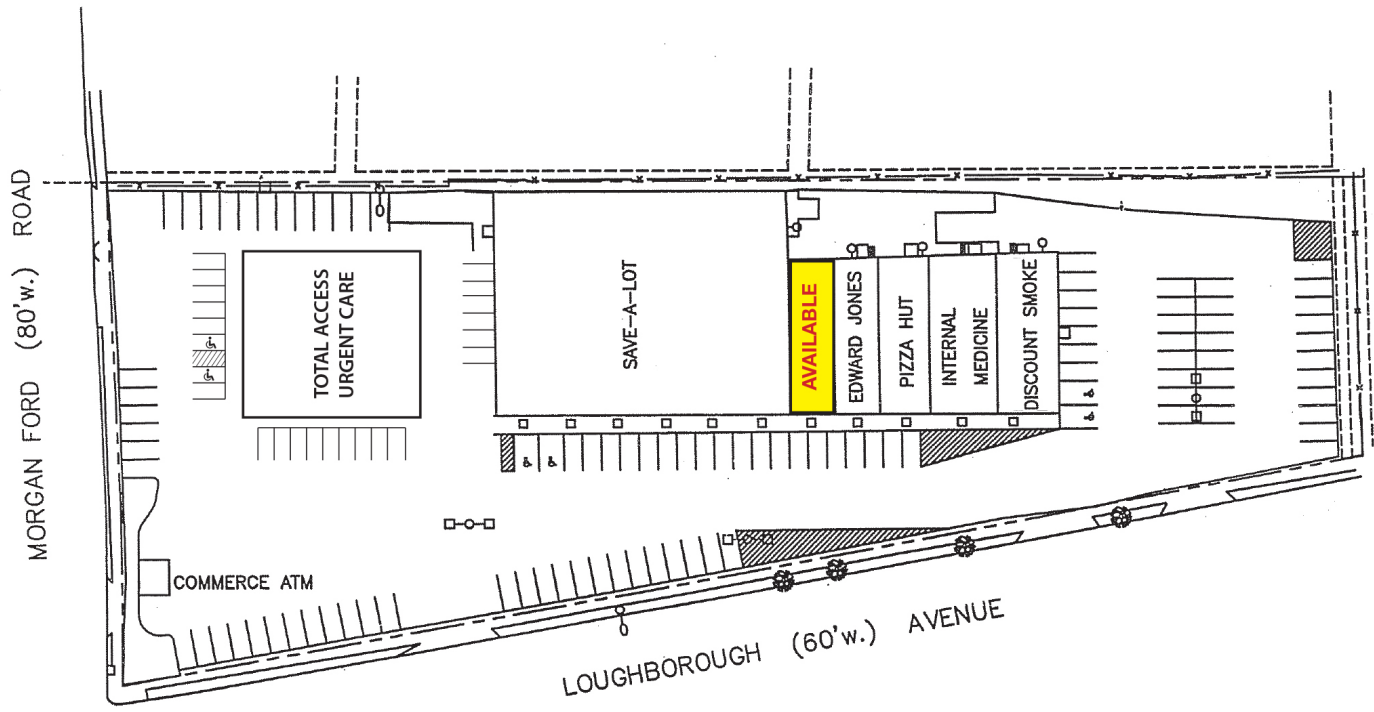
SITE PLAN + DETAILS

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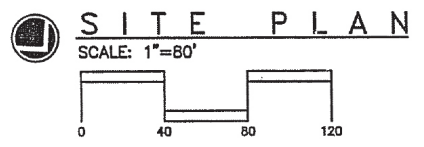
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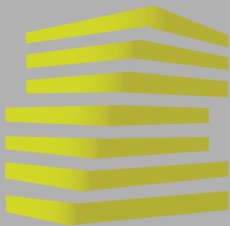


- SPACE AVAILABLE FOR LEASE AT GROCERY ANCHORED SHOPPING CENTER IN A DENSELY POPULATED AREA
- GREAT VISIBILITY TO LOUGHBOROUGH AVE
- CENTER IS SERVED BY A SIGNALIZED INTERSECTION
- LIMITED SMALL SHOP OPPORTUNITIES AVAILABLE IN THIS MARKET
- CALL BROKER FOR PRICING AND ADDITIONAL INFORMATION

SAVE-A-LOT	15,400 sq.ft.
AVAILABLE	1,920 SQ.FT.
EDWARD JONES	1,920 sq.ft.
PIZZA HUT	2,000 sq.ft.
INTERNAL MEDICINE	2,080 sq.ft.
DISCOUNT SMOKE	2,475 sq.ft.
TOTAL	25,795 sq.ft.

SQUARE FOOTAGE BASED ON LEASES





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MARKET AERIAL

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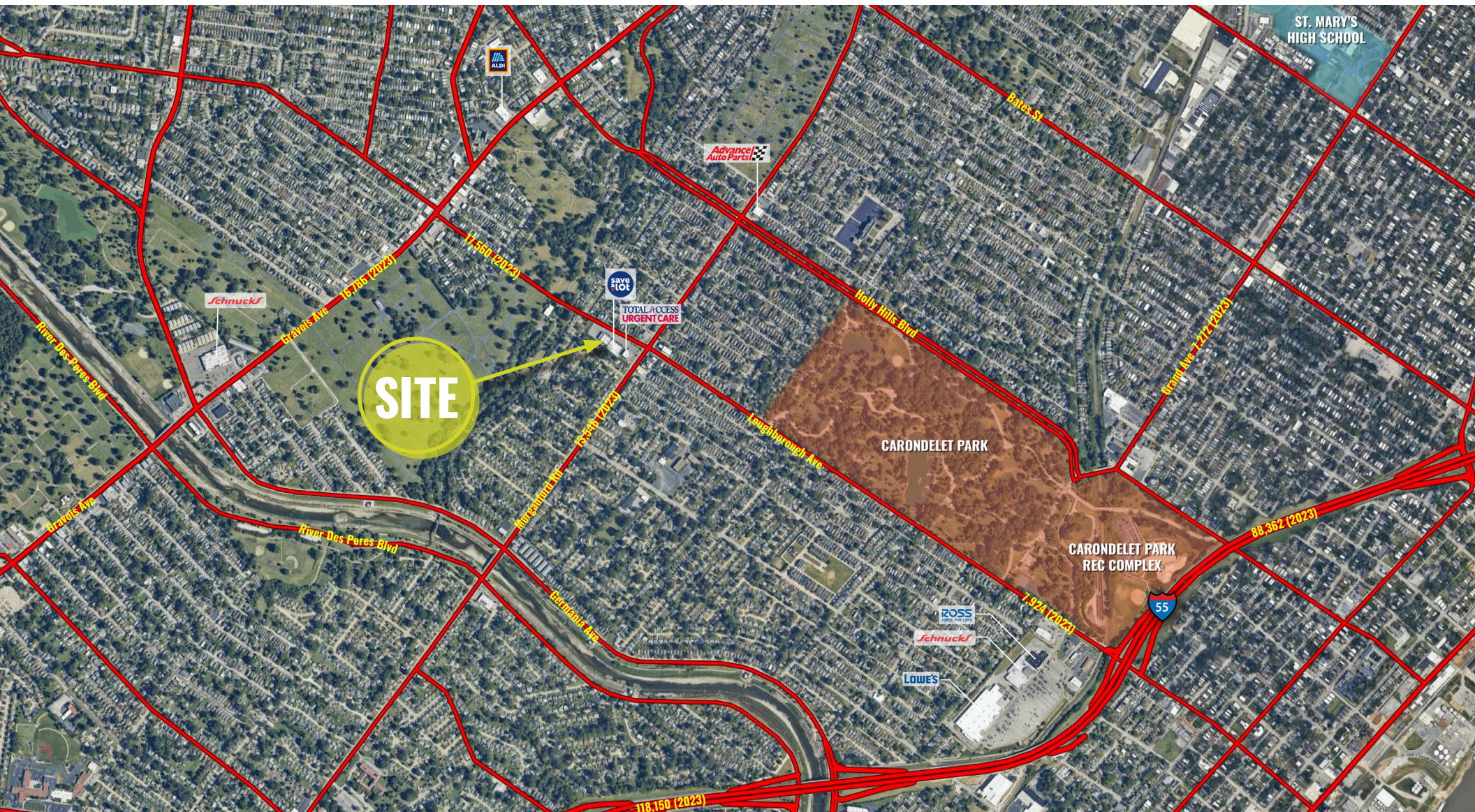
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