



1,200 SF
RESTAURANT
COMING
AVAILABLE



FRONTIER PLAZA
2011 STATE HWY K O'FALLON. MO 63366
BETWEEN 1.200 TO 2.700 SQUARE FEET
OF SPACE AVAILABLE FOR LEASE

FRONTIER PLAZA

DEMOGRAPHICS

PLEASE CONTACT:

L³ CORPORATION

ALANA MOYLAN

HYLE STEINER

314.282.9830 (DIRECT)

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314.495.5013 (MOBILE)

314.313.6323 (MOBILE)

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GO TO:

[SITE PLAN](#)

[MARKET AERIAL](#)

VISIT METRICS JAN 1st, 2023 - DEC 31st, 2023 • DATA PROVIDED BY PLACER.AI

VISITS/YEAR



53.8K

VISITORS



27.2 K

VISIT FREQUENCY



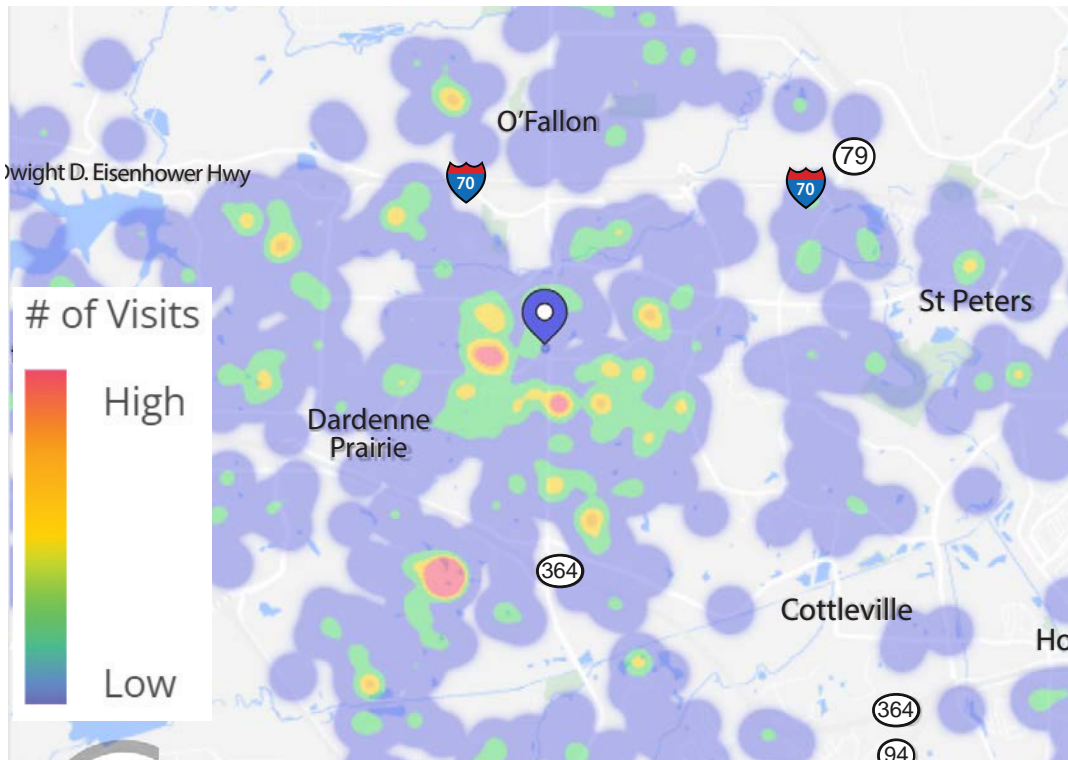
1.98

AVG. DWELL TIME



62 MIN

HEAT MAP • PER PLACER.AI



POPULATION ANALYSIS

	1 MILE	3 MILES	5 MILES
POPULATION	14,623	91,745	173,459
HOUSEHOLDS	5,029	32,064	62,131
AVG HH INCOME	\$98,569	\$109,722	\$112,583



VIEW & DOWNLOAD:

[PLACER.AI REPORT](#)

[DEMO REPORT](#)

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- 5,100 SF CURRENTLY AVAILABLE AND UP TO 6,300 SF CAN BE MADE AVAILABLE
- 1,200 SF FORMER KOLACHE QUICK-SERVICE RESTAURANT SUITE AVAILABLE SEPTEMBER 1, 2024
- PROMINENT FACADE RENOVATION FOR AN INCREASED PRESENCE ALONG BUSTLING HIGHWAY K
- VISIBILITY TO OVER 60,000 VPD
- BUILDING AND PYLON SIGNAGE OPPORTUNITIES



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PHOTOS

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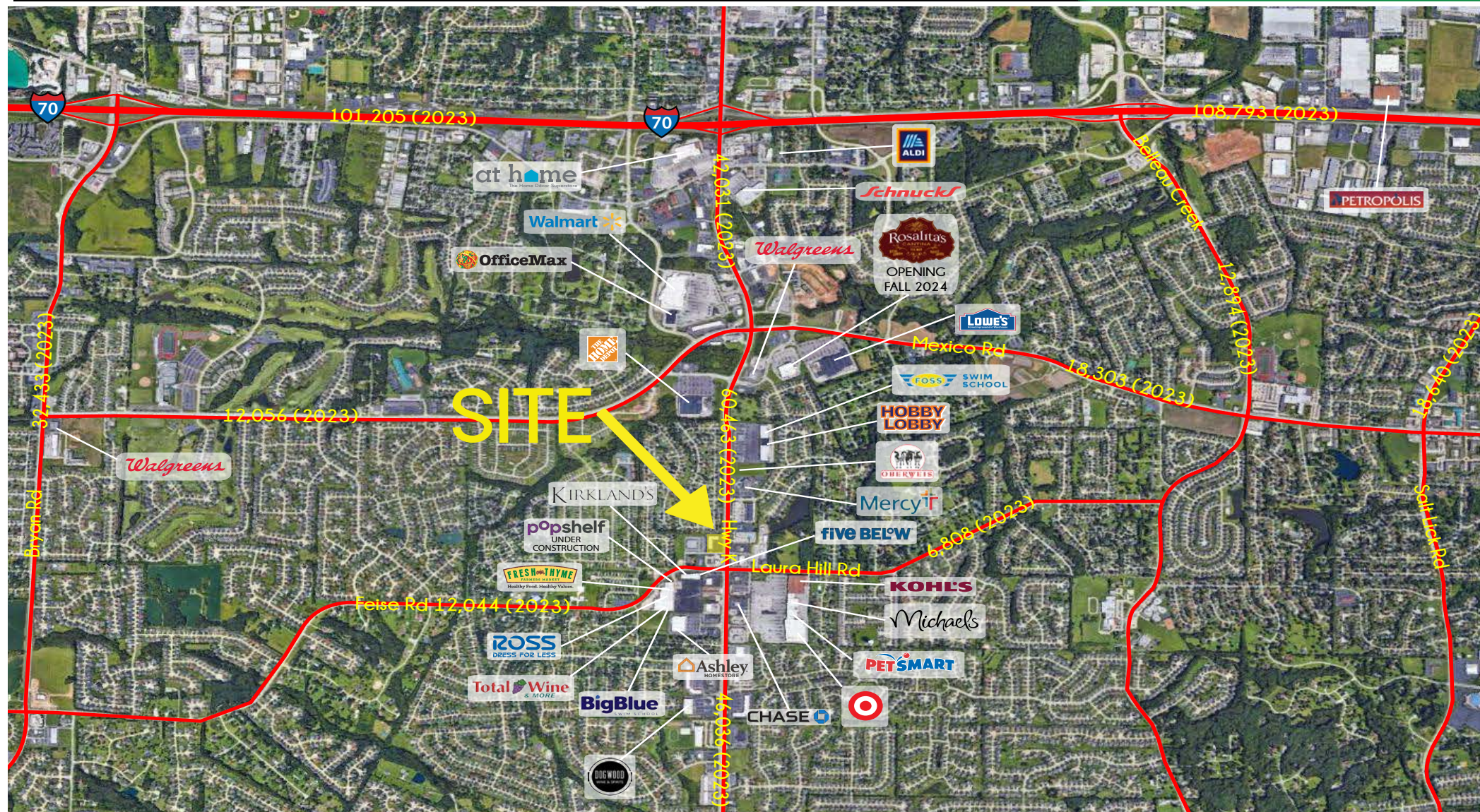
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