



109,051 (2025)



SHOE CARNIVAL



FIVE BELOW

KOHL'S



McKelvey Rd



13,178 (2025)

St Charles Rock Rd 21,477 (2025)



BRIDGETON SQUARE

12100 ST. CHARLES ROCK RD BRIDGETON. MO 63044

12,931 SF AVAILABLE FOR LEASE AT
WELL POSITIONED NEIGHBORHOOD CENTER



BRIDGETON SQUARE

DEMOGRAPHICS

PLEASE CONTACT:

L³ CORPORATION

HYLE STEINER

314.282.9835 (DIRECT)

314.313.6323 (MOBILE)

HSTEINER@L3CORPORATION.COM

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VISIT METRICS

JAN 1st, 2025 - DEC 31st, 2025 ● DATA PROVIDED BY PLACER

VISITS/YEAR



457.9 K

VISITORS



147.9 K

VISIT FREQUENCY



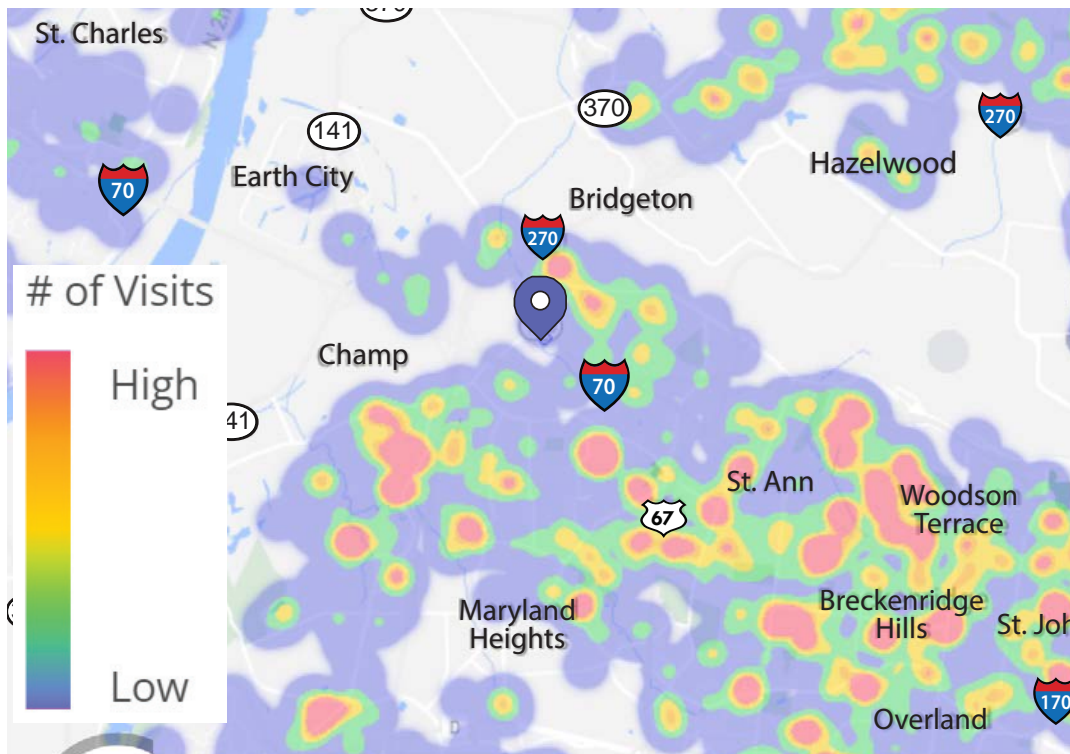
3.1

AVG. DWELL TIME



50 MIN

HEAT MAP ● PER PLACER.AI



POPULATION ANALYSIS

POPULATION		<u>1 MILE</u> 5,496	<u>3 MILES</u> 43,859	<u>5 MILES</u> 145,066
HOUSEHOLDS		<u>1 MILE</u> 2,241	<u>3 MILES</u> 18,745	<u>5 MILES</u> 62,593
AVG HH INCOME		<u>1 MILE</u> \$84,193	<u>3 MILES</u> \$76,420	<u>5 MILES</u> \$76,079



VIEW & DOWNLOAD:

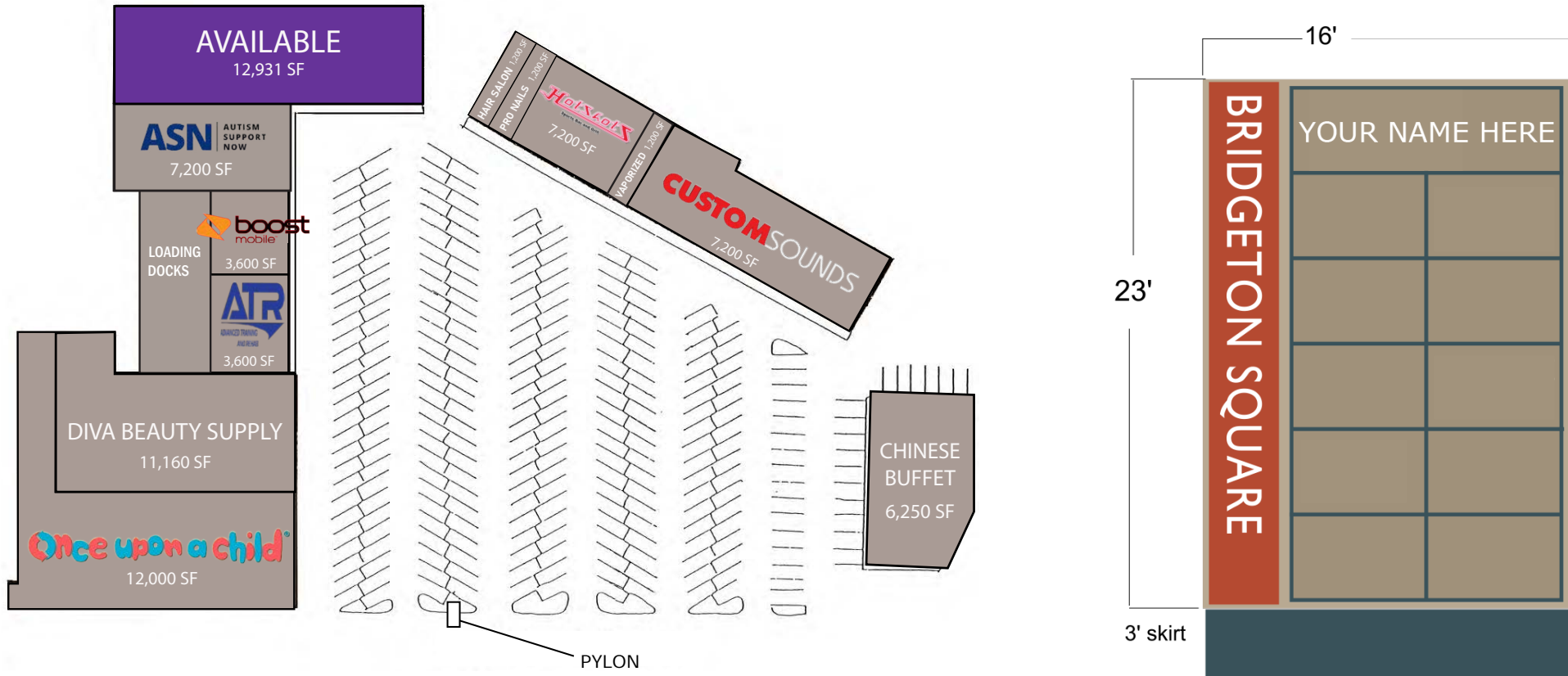
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BRIDGETON SQUARE

SITE PLAN

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- LOCATED IN A MAJOR RETAIL TRADE AREA INCLUDING WALMART SUPERCENTER, TARGET, HOME DEPOT, KOHL'S, BEST BUY, AND FLOOR & DECOR
- SSM DEPAUL HOSPITAL PROVIDES A STEADY DAYTIME POPULATION OF 2,203 EMPLOYEES
- SIGNALIZED INTERSECTION PROVIDES ACCESS TO THE CENTER FROM MCKELVEY RD (13,178 VPD) AS WELL AS ST CHARLES ROCK RD (21,477 VPD)
- 0.9 MI FROM I-270 CARRYING OVER 109,000 VPD AND 1 MI FROM I-70 CARRYING OVER 118,000 VPD
- 20,000 SF OF LOWER LEVEL STORAGE SPACE AVAILABLE
- CALL BROKER FOR INFORMATION



BRIDGETON SQUARE

MARKET AERIAL

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