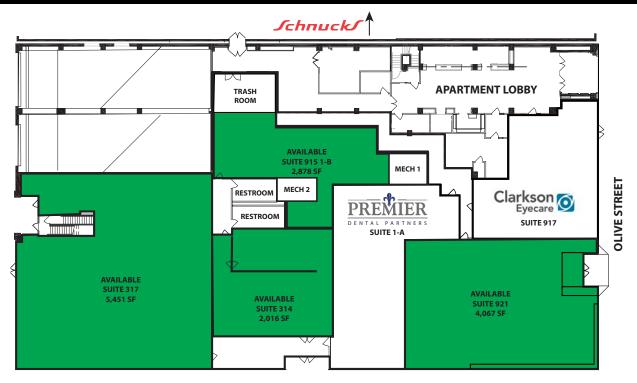


L³ CORPORATION RICK SPECTOR

314.282.9827 (DIRECT) 314.708.2009 (MOBILE) RICK@L3CORP.NET

SYNDICATE TRUST BUILDING

SITE PLAN & DEMOS



NORTH 10TH STREET

- 2,016 SF TO 5,467 SF AVAILABLE IN SCHNUCKS ANCHORED SYNDICATE TRUST MULTI-FAMILY BUILDING
- SYNDICATE CONDOMINIUMS ARE 95% LEASED
- ADJACENT SCHUCKS HAS 259.3K VISITORS PER YEAR AND HAS INCREASED 21.7% IN VISITORS YEAR OVER YEAR PER PLACER.AI
- ACROSS THE STREET FROM WEBSTER UNIVERSITY
- ONLY TWO BLOCKS AWAY FROM ST. LOUIS CONVENTION CENTER
- ASKING RENT IS \$16.00 PSF WITH \$6.40 NNN



POPULATION ANALYSIS

POPULATION	HOUSEHOLDS	AVG HH INCOME
<u>1 MILE</u>	<u>1 MILE</u>	1 MILE
14,723	8,390	\$72,125
3 MILES	3 MILES	3 MILES
77,696	37,283	\$69,890
<u>5 MILES</u>	5 MILES	5 MILES
211,256	99,443	\$65,788

VIEW & DOWNLOAD:

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PHOTOS















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MARKET AERIAL



