

# FOR LEASE

## OFFICE/RETAIL SPACE

**Forum Center**  
 11-79 Forum Shopping Center  
 Chesterfield, MO 63017



**AVAILABLE**  
**800 SF - 2,595 SF**

- Excellent Visibility from Olive Blvd.
- Vehicles Per Day: 35,833
- Attractive Build-Out
- Ample Parking
- Signalized Entry
- Newly Remodeled Storefront
- Lease Rate: \$16.00 PSF, NNN\*  
 \*NNN Estimate - \$4.31 PSF

### 2018 Demographics

	1 Mile	3 Miles	5 Miles
Total Population	8,128	46,460	123,497
Average HH Income	\$131,508	\$127,070	\$129,052



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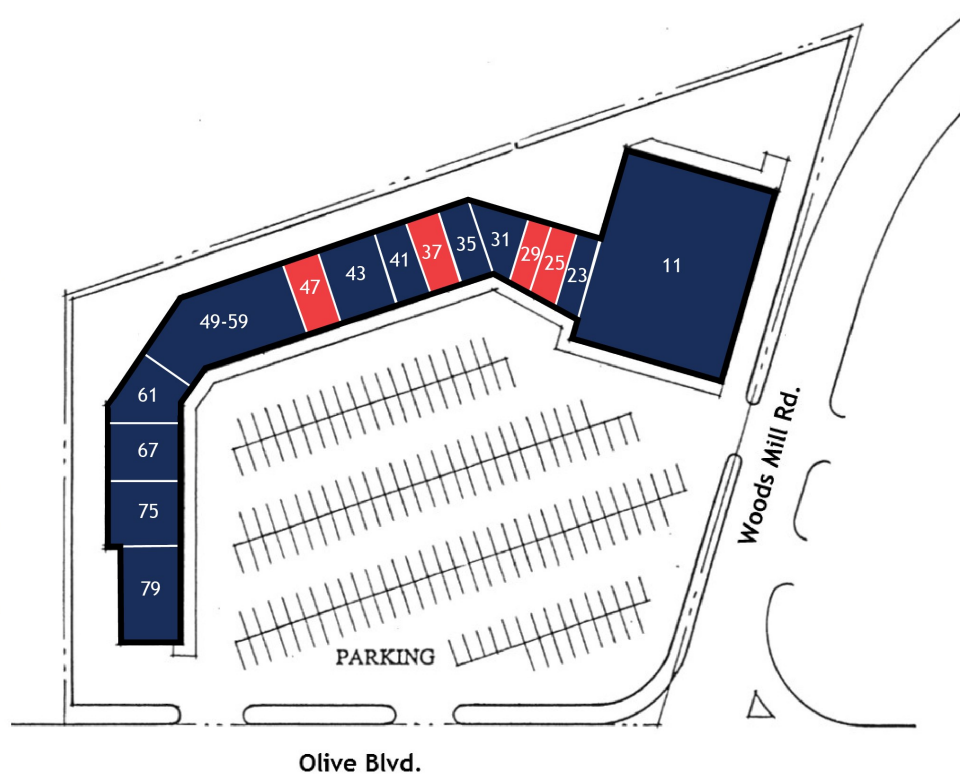


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## Tenants:

11	Mers Goodwill	
23	Forum Barber Shop	
25	VACANT*	1,543 SF
29	VACANT *	1,052 SF
31	Nail Studio	
35	Sufei Spa	
37	VACANT	900 SF
41	Classic Red Hots	
43	Jenny's Diner	
47	VACANT	800 SF
49-59	Mondelo's Hair Salon	
61	Forum Veterinary	
67	The Baker's Hub	
75	Paul Manno's Cafe	
79	Firehouse Subs	



\* Can be Combined for 2,595 SF Contiguous

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