

1500 S. Hanley Rd Case Study

The NAI DESCO Retail Services Group assisted the owner of 1500 S. Hanley Rd in the leasing and development of a 13,440 square foot retail center to five corporate-backed, NNN retailers including Chipotle, Panda Express, Sprint, Vitamin Shoppe and Rothman Furniture.

Background

The owner of 1500 S. Hanley Rd in Richmond Heights, MO purchased the former Mt Zion Baptist church building and sought NAI DESCO's assistance in maximizing the real estate's potential.

Challenges

The site dimensions were long and shallow. This combined with stringent setbacks made the site challenging for many free-standing users.

Approach

NAI DESCO worked with the owner, architects and contractors to determine a layout that would work well with a multi-tenant building.

After assisting in the development of conceptual site plans and renderings, NAI DESCO marketed the property to their proprietary list of retailers and brokers.

Result

Prior to construction, NAI DESCO had fully leased the building to national and local chain retailers. All of the leases were corporate-backed, NNN long-term agreements.

