

Spring 2021 Retail Report

NAIDESCO

Tenants Expanding in the Market

Big Box

Costco
Floor & Decor
Menards
Rural King
Walmart

Mid Box

Aldi
Burlington
Club Fitness
Edge Fitness
Hobby Lobby
Home Goods
Marshalls
PetsMart
Planet Fitness
Ross
Schnucks
TJ Maxx
Total Wine

Restaurants

Black Bear Diner
Chicken Out
Chicken Salad Chick
Del Taco
Drake's
Freddy's
Popeye's
Raising Cane's
Scooter's Coffee
Shake Shack
Smoothie King
Tacos 4 Life

Other Retailers

Caliber Collision
Chase Bank
Discount Tire
Five Below
Pet Suites
QuikTrip
Tidal Wave Car Wash

St. Louis Retail Market Buzz

Restaurant News

Chicken Out opens in Delmar Loop & plans for further expansion

Chipotle to open drive-thru location in Edwardsville

Ruths Chris opens 16,600 SF location in Chesterfield

Pharaoh's Donuts opens in the Central West End

Crumbl Cookies opens in Cottleville and Des Peres

Pappy's Smokehouse opens St. Peters location

EdgeWild closes in Creve Coeur & Edwardsville

The Pasta House closes University City location, opens in Clayton

Big & Mid Box News
Edge Fitness opens in St. Ann and Shrewsbury

Menards plans stores in Wentzville and Edwardsville

Ross closes Sunset Hills location

Hoods purchases Mid Rivers Crossing in St. Peters

Planet Fitness opens locations in Fairview Heights, South County, Troy and Festus

Mueller Furniture opens in Ellisville and Lake St. Louis

Other Retail News
BJC Healthcare purchases former Shop N Save in Edwardsville

Rec Hall entertainment venue planned at the Armory

Total Access Urgent Care plans openings in University City and O'Fallon, IL

The Music Factory and Main Event to open at The District in Chesterfield

Tractor Supply Company purchases Orscheln

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NAIDESCO

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Recent Transactions

Noel Fehr represented the purchaser of a 4,053 SF retail building at 5825 S. Lindbergh Blvd in Green Park

Tony Salerno represented the landlord in the lease of 2,812 SF to The School of Rock at 290 Mid Rivers Mall Circle Dr in St. Peters

Bill Barnes and Michelle Miller represented UBreakiFix in their lease of 1,568 SF at 8600 Mexico Rd in O'Fallon, MO

Peter Sheahan represented Commerce Bank in the sale of their 4,118 SF bank building to First Community Credit Union at 12856 Tesson Ferry Rd in St. Louis

Dan Hayes and Michelle Miller represented the landlord in the lease of 2,705 SF to Two Blind Guys at 17714 Chesterfield Airport Rd in Chesterfield (Valley)

Bill Barnes represented Side Project Brewery in their purchase of 0.4 acres at 7469 Manchester Rd in Maplewood

Retail Report

Spring 2021 | Featured Listings



8001 Forsyth Blvd Clayton, MO

- 2,247 & 4,195 SF street level retail bays in new 15-story Class A+ office building
- Outside patio with heaters
- Prominent signage
- Located in the heart of the Clayton CBD at Forsyth Blvd & Meramec Ave
- Delivering 2022

Contact Broker for Pricing:
Peter Sheahan 314-994-4081



1125 Cave Springs Estate Dr Chesterfield, MO

- 1.86 acre level site
- 250' frontage on Mexico Rd
- Three ingress / egress points
- Nearby access to I-70
- Zoned C-3 Commercial with drive-thru permitted
- All utilities to site

Contact Broker for Pricing:
Michelle Miller 314-994-4944
Alex Beck 314-994-4093



16051 Manchester Rd Ellisville, MO

- 3,499 SF former Steak N Shake restaurant on 1.5 Ac
- Includes drive-thru
- Zoned C-3 Commercial
- 72 parking spaces
- Located on Manchester Rd west of Clarkson Rd with exposure to 42,489 vehicles per day

Contact Broker for Pricing:
Peter Sheahan 314-994-4081
Bill Barnes 314-994-4401



7933 N. Lindbergh Blvd Hazelwood, MO

- 9,000 SF retail building
- 0.95 acre lot
- 1 drive-in door
- Abundant surface parking
- Pylon signage
- ½ mile north of I-270 on N. Lindbergh Blvd
- Tenant in place with lease expiring 12/31/21

Contact Broker for Pricing:
Tony Salerno 314-994-2322

NAI DESCO is currently seeking locations for:



CALIBER COLLISION



CRAFT BEER CELLAR

diesel BARBERSHOP

drybar



KOHL'S

MATHEAS

MENARDS

PLAZA TIRE SERVICE
THE QUICK CHANGE ARTIST

Raising Cane's
CHICKEN FRIED

RANDALL'S

Schnucks

SCOOTER'S COFFEE



T-Mobile

TACOS 4 LIFE

UBREAKIFIX



Sale Comps

The next two pages provide an illustration of recent retail sale comparables in the area. For more comparables, contact a Retail Service Group broker.

ST. CHARLES - WEST

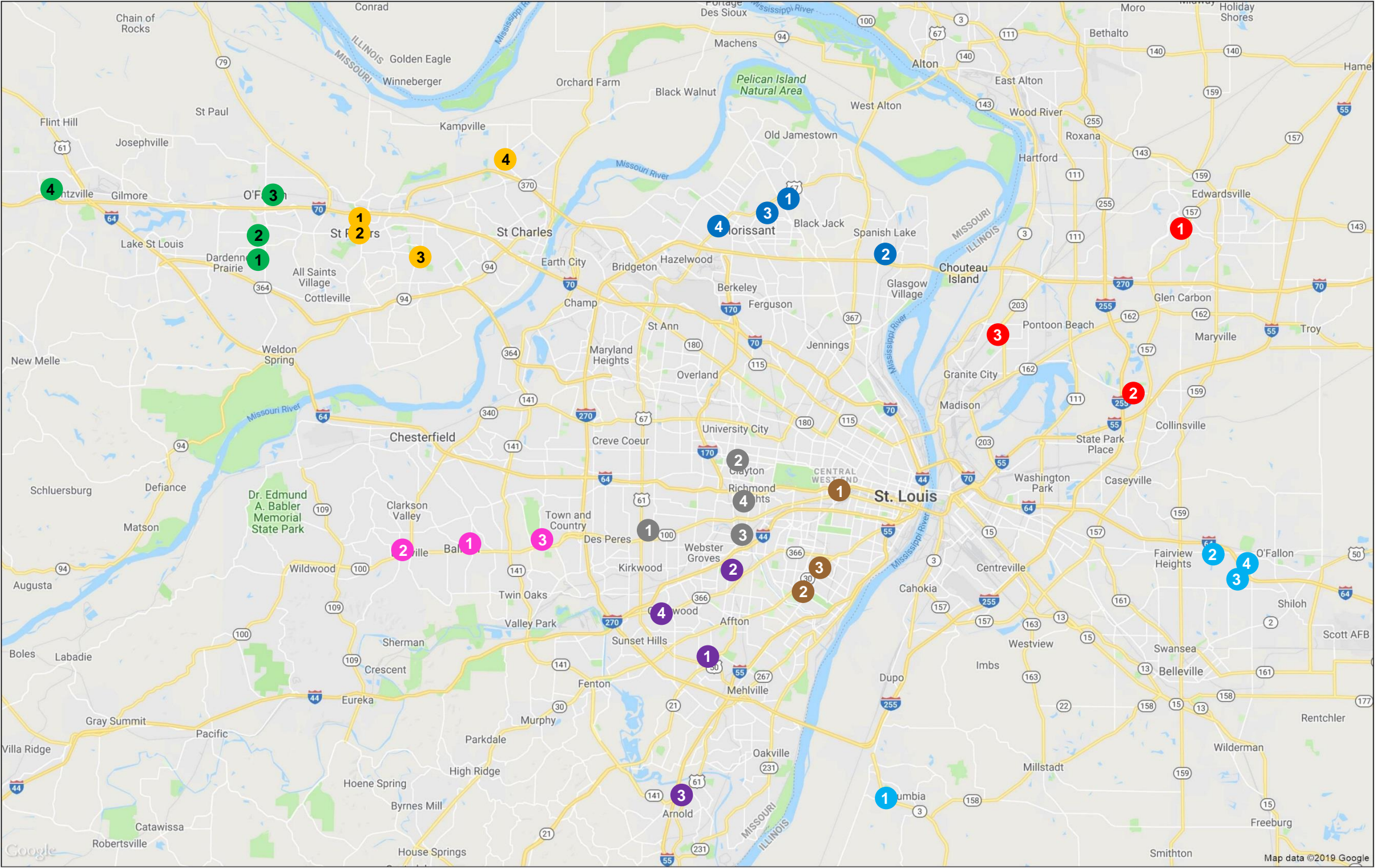
- 1 Dogwood Social House purchased the 39,408 SF former Gold's Gym at 2601 Hwy K for \$3,400,000
- 2 Sugar Magnolia Properties purchased a 6,180 SF retail building at 1215 Hwy K for \$1,300,000
- 3 Belmont Holdings purchased the 2,580 SF Jiffy Lube at 518 S Main St for \$1,135,000
- 4 TriStar Companies purchased a 3,381 SF retail building at 1109-11 W Pearce Blvd for \$873,996

ST. CHARLES - EAST

- 1 Judd Investments purchased a 7,680 SF building at 5895 Suemandy for \$930,000
- 2 Central Station Properties purchased the 17,881 SF former Johnny Mac's building at 5819 Suemandy Rd for \$1,187,000
- 3 Happy Joe's Pizza purchased a 1,136 SF former McDonald's at 905 Jungermann Rd for \$300,000

WEST

- 1 S2infra LLC purchased a 15,059 SF strip center at 100-110 Holloway Rd for \$1,695,000
- 2 Forshaw of St. Louis purchased the 6,732 SF Summer Classics building at 15977 Manchester Rd for \$1,200,000
- 3 Vantage Credit Union purchased the 1.66 acre former Steak N Shake site at 13849 Manchester Rd for \$1,600,000



NORTH

- 1 Take 5 Oil Change purchased a 3,830 SF auto service building at 3120 N. Hwy 67 for \$850,000
- 2 Darya Tal PC LLC purchased the 2,943 SF Burger King at 1471 Dunn Rd for \$2,327,586
- 3 Galaxy Nail Bar purchased a 5,990 SF retail building at 2090-92 N Hwy 67 for \$1,500,000
- 4 Prep Property Group purchased the 18,650 SF Caliber Collision at 8300 N. Lindbergh for \$2,075,000

CENTRAL

- 1 Archworks Capital purchased the 14,108 SF former Thomasville Furniture at 10465 Manchester for \$1,825,000
- 2 Waterway purchased the 6,645 SF car wash at 122 S. Hanley Rd for \$2,600,000
- 3 8161 Big Bend LLC purchased the 4,400 SF former Racanell's building at 8157-61 Big Bend Rd for \$865,000
- 4 ER BWDMO LLC purchased the 3,500 SF Aspen Dental building at 1819 S. Hanley Rd for \$2,056,000

SOUTH

- 1 Organic Remedies MO purchased a 7,560 SF building at 11420 Concord Village Rd for \$800,000
- 2 BCM Management Partners purchased the 77,670 SF Art Van Furniture at 7737 Watson Rd for \$1,980,000
- 3 Bire Aspen LLC purchased the 3,500 SF Aspen Dental building at 1200 Big Bill Rd for \$2,040,000
- 4 Virgil Properties LLC purchased a 10,863 SF strip center at 9860-76 Watson Rd for \$1,689,400

ST. LOUIS CITY

- 1 Scalene Solutions LLC purchased a 4,500 SF former service station at 4014 Chouteau Ave for \$950,000
- 2 TAUC Properties LLC purchase a 30,175 SF neighborhood center at 4318-48 Loughborough Ave for \$1,000,000
- 3 Silverstone Realty LLC purchased a 12,750 SF Family Dollar at 4645 Gravois Ave for \$250,000

ILLINOIS - NORTH

- 1 Centurion Development purchased the 5,042 SF former EdgeWild restaurant at 1071 S IL-157 in Edwardsville for \$1,405,000
- 2 4 Animals GP purchased the 9,221 SF pet resort at 5230 Horseshoe Lake Rd in Collinsville for \$2,500,000
- 3 Bhushan Khanna purchased the 144,022 SF Nameoki Commons Shopping Center in Granite City for \$6,037,500

ILLINOIS - SOUTH

- 1 Yakup Imir purchased the 14,490 SF Walgreens at 100 Admiral Weinel Blvd in Columbia for \$4,130,000
- 2 Leisure Properties Ltd purchased the 35,623 SF former Art Van Furniture building at 1776 W Hwy 50 in O'Fallon for \$3,100,000
- 3 Ellisville Marketplace, LLC purchased the 40,792 SF former Gold's Gym at 1206 Central Park Dr in O'Fallon for \$2,125,000
- 4 Fireside Financial purchased the 3,370 SF bank / fast food building at 450 Regency Park in O'Fallon for \$2,535,000

The information contained herein has been obtained from reasonably reliable sources; however, no guarantee is made with respect to accuracy.