



1,200 SF
RESTAURANT
COMING
AVAILABLE



FRONTIER PLAZA
2011 STATE HWY K O'FALLON, MO 63366
1,200 TO 6,300 SF OF SPACE
AVAILABLE FOR LEASE

FRONTIER PLAZA

DEMOGRAPHICS

PLEASE CONTACT:

ALANA MOYLAN

314.282.9830 (DIRECT)

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L³ CORPORATION

HYLE STEINER

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GO TO:

[SITE PLAN](#)

[MARKET AERIAL](#)

VISIT METRICS JAN 1st, 2023 - DEC 31st, 2023 • DATA PROVIDED BY PLACER.AI

VISITS/YEAR



53.8K

VISITORS



27.2 K

VISIT FREQUENCY



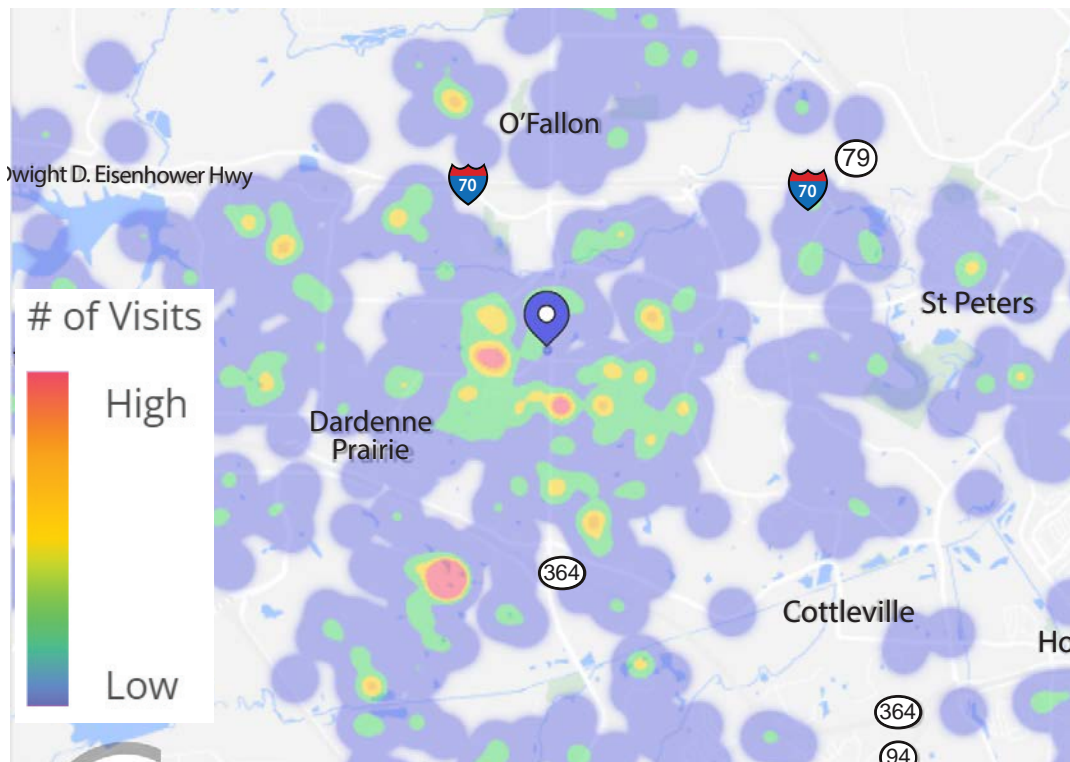
1.98

AVG. DWELL TIME



62 MIN

HEAT MAP • PER PLACER.AI



POPULATION ANALYSIS

POPULATION		<u>1 MILE</u> 14,623	<u>3 MILES</u> 91,745	<u>5 MILES</u> 173,459
HOUSEHOLDS		<u>1 MILE</u> 5,029	<u>3 MILES</u> 32,064	<u>5 MILES</u> 62,131
AVG HH INCOME		<u>1 MILE</u> \$98,569	<u>3 MILES</u> \$109,722	<u>5 MILES</u> \$112,583



VIEW & DOWNLOAD:

[PLACER.AI REPORT](#)

[DEMO REPORT](#)

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SITE PLAN

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- FLEXIBLE SIZE SPACES AVAILABLE AND UP TO 6,300 SF CAN BE MADE AVAILABLE
- 1,200 SF FORMER KOLACHE QUICK-SERVICE RESTAURANT SUITE AVAILABLE SEPTEMBER 1, 2024
- PROMINENT FACADE RENOVATION FOR AN INCREASED PRESENCE ALONG BUSTLING HIGHWAY K
- VISIBILITY TO OVER 60,000 VPD
- BUILDING AND PYLON SIGNAGE OPPORTUNITIES



Commercial
Real Estate

FRONTIER PLAZA

PHOTOS

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MARKET AERIAL

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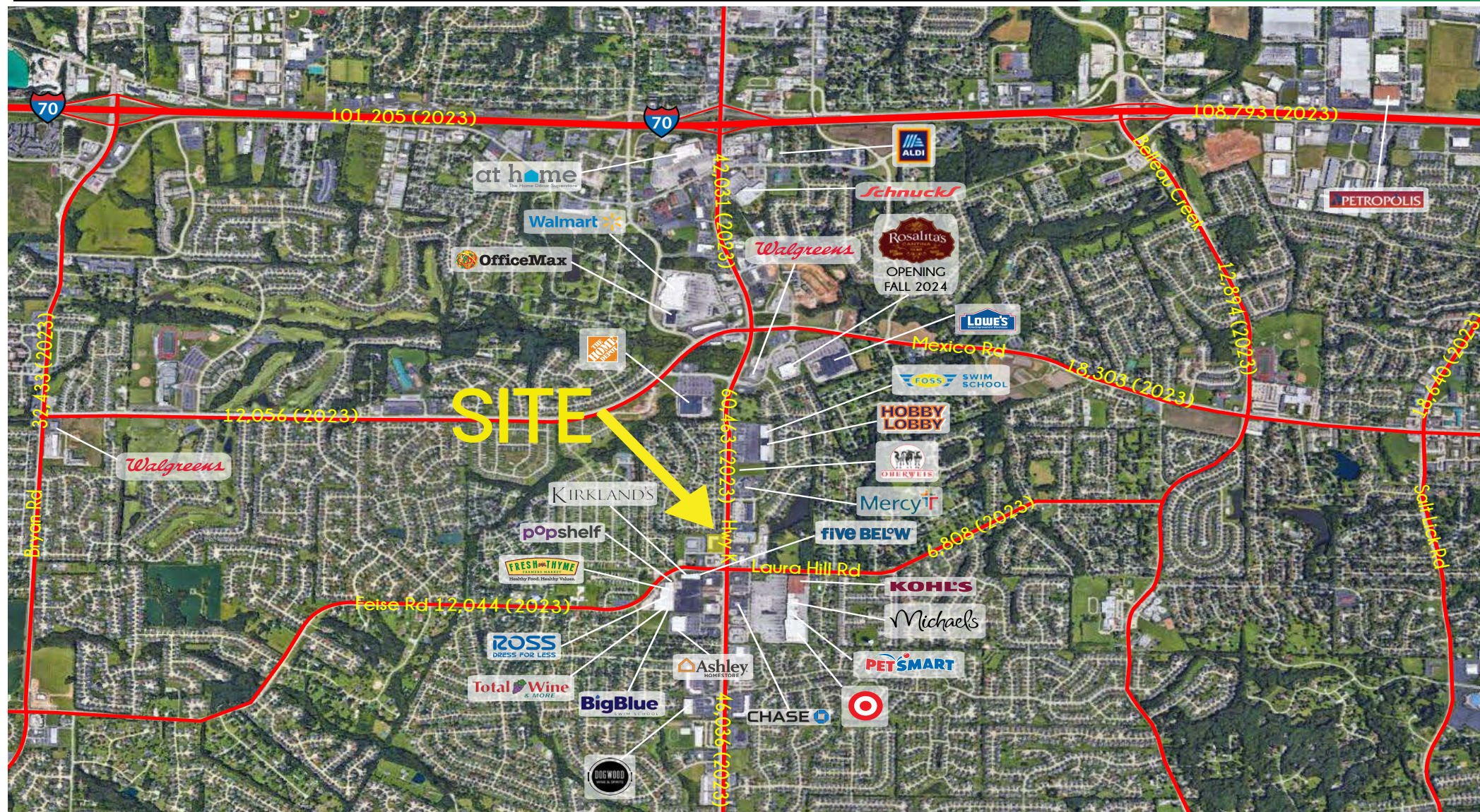
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