



PLEASE  
DO NOT DISTURB  
CURRENT  
TENANT

Buff City  
Soap

scrubs & beyond

sale  
today!



1050 S KIRKWOOD ROAD

KIRKWOOD, MO 63122

2,596 SF FORMER BUFF CITY SOAP AVAILABLE  
FOR SUBLEASE THROUGH 1/31/2028

# 1050 S KIRKWOOD ROAD

## SITE PLAN

PLEASE CONTACT:

L<sup>3</sup> CORPORATION

KYLE STEINER

314.282.9835 (DIRECT)

314.313.6323 (MOBILE)

KYLE@L3CORP.NET



- 2,596 SF SUBLEASE IN TIGHT RETAIL MARKET
- HIGH-PROFILE ENDCAP FACING HIGH-TRAFFIC S KIRKWOOD RD WITH OVER 26,000 VPD
- LOCATED AT THE ENTRANCE TO KIRKWOOD COMMONS, FEATURING BIG BOX RETAILERS TARGET, WALMART AND LOWE'S
- TERM AVAILABLE THROUGH JANUARY 2028
- CALL BROKER FOR DETAILS

### POPULATION ANALYSIS

	1 MILE	3 MILES	5 MILES
POPULATION	9,647	71,795	189,872
HOUSEHOLDS	4,184	28,893	79,185
AVG HH INCOME	\$120,553	\$160,791	\$145,326

VIEW & DOWNLOAD:

DEMO REPORT



Commercial Real Estate



# 1050 S KIRKWOOD ROAD

## MARKET AERIAL

PLEASE CONTACT:

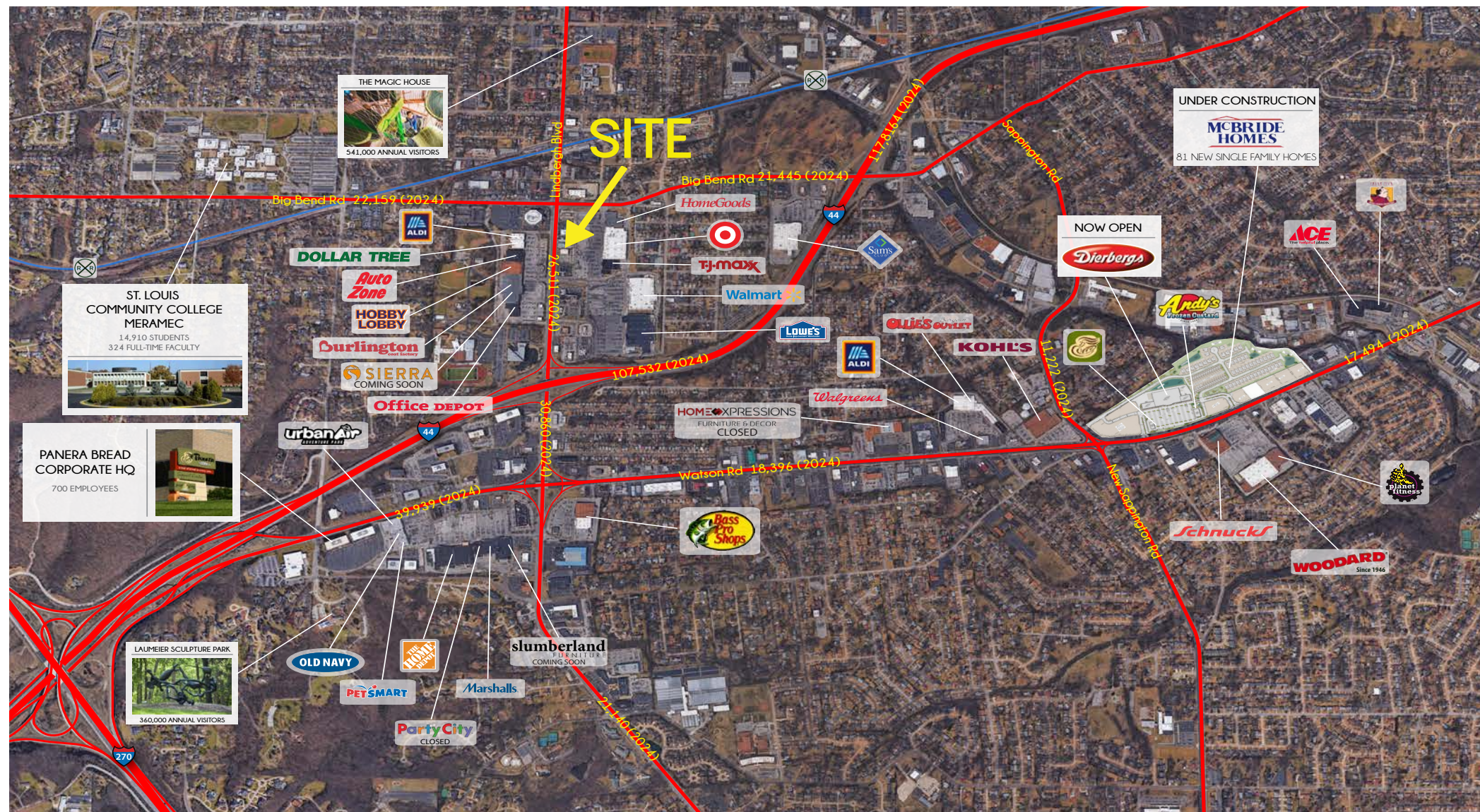
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