



6,000 SF AVAILABLE

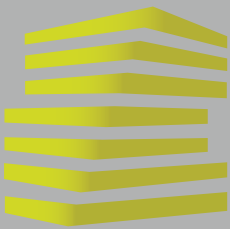
1,300 SF AVAILABLE

LIBERTY MARKETPLACE

1,300-6,000 SF AVAILABLE

332 MARSHALL DRIVE

ST. ROBERT, MO



LIBERTY MARKETPLACE

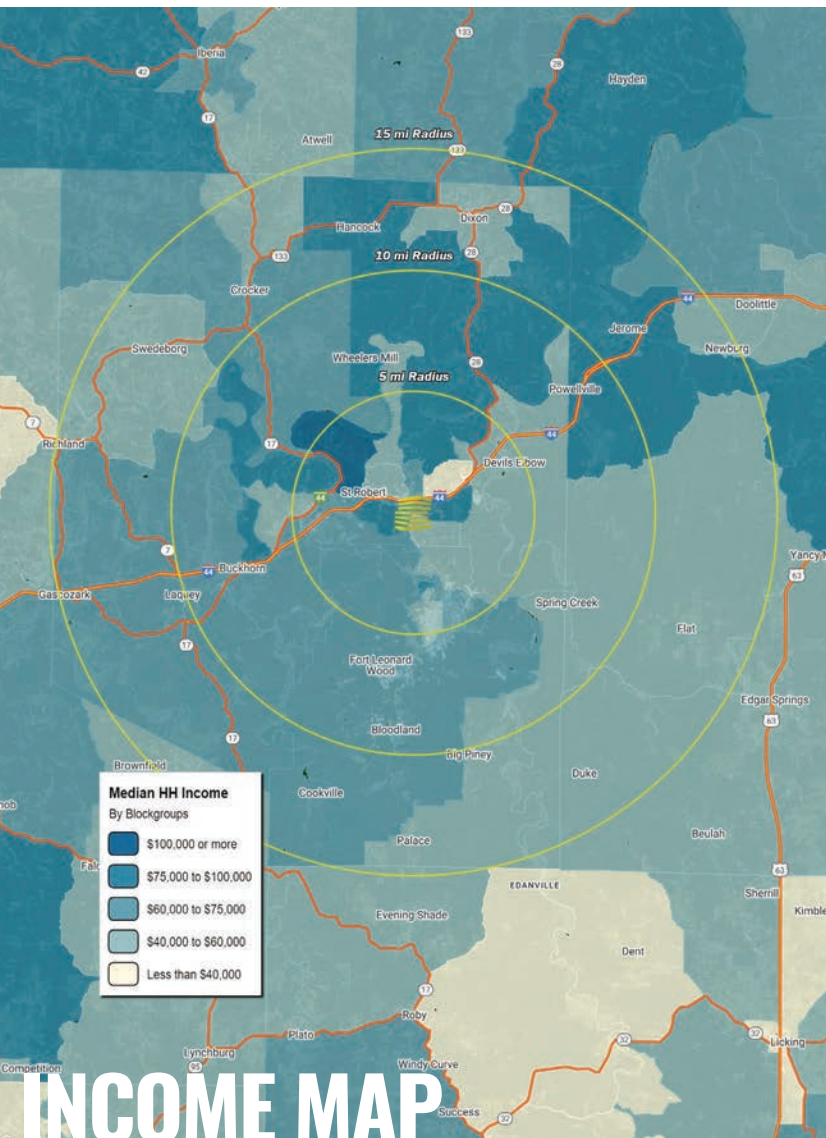
NEIGHBORHOOD VIBE

TONY MOON

314.818.1567 (OFFICE)
314.560.0781 (MOBILE)
Tony@LocationCRE.com

MIKE PETTIT

314.818.1550 (OFFICE)
636.288.5412 (MOBILE)
Mike@LocationCRE.com



TRADE AREA OVERVIEW

Centered around Interstate 44 and located between Rolla and Springfield, Missouri, St. Robert is the business hub of Pulaski County. The St. Robert business district continues to grow and is the home of many national chain stores, hotels and restaurants, in addition to many specialty small businesses. St. Robert boasts a strong economy, with a increase in retail sales within the city limits which is largely due to the increase in commercial businesses in the City.

St. Robert has a tourist industry with families and friends attending Fort Leonard Wood Soldier graduation ceremonies, conferences and other special events. Fort Leonard Wood, located just south of St. Robert, is a thriving and prosperous installation that has evolved from a small basic training post 70 years ago to a premier Army Center of Excellence that trains about 80,000 military and civilians each year. Fort Leonard Wood has been a relatively stable "tourist" base for St. Robert that has led to the construction of several hotels and motels in the area. St. Robert currently boasts 22 motel/hotels in the area with over 1,300 rooms. The city anticipates that this source of "tourists" will remain stable and even increase into the future.

DEMOGRAPHICS

	5 mile	10 miles	15 miles
POPULATION	32,460	44,581	55,973
HOUSEHOLDS	9,759	13,486	18,243
EMPLOYEES	9,736	11,291	13,179
MED HH INCOME	\$67,292	\$67,657	\$65,471

AREA RETAIL | RESTAURANTS



at&t

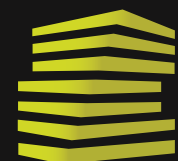


petsense
by Tractor Supply



Walmart

FAMILY DOLLAR



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SITE PLAN

TONY MOON

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LIBERTY MARKETPLACE TENANT ROSTER

- 1 ARMY CAREER CENTER
- 2 PETSENSE
- 3 MERCY
- 4 NAVY FEDERAL CREDIT UNION
- 5 DOLLAR TREE
- 6 6,000 SF AVAILABLE
- 7 VIP NAIL
- 6 1,300 SF AVAILABLE
- 9 AGAVE AZTECA

**1,300 SF & 6,000 SF
AVAILABLE**

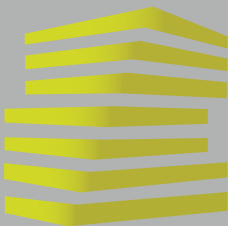


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PHOTOS + DETAILS

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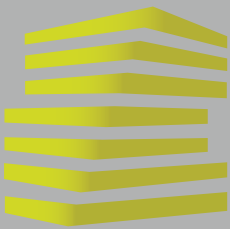


- 1,300-6,000 SF AVAILABLE FOR LEASE
- CENTRALLY LOCATED IN THE TRADE AREA AND MINUTES FROM FORT LEONARD WOOD, WHICH TRAINS OVER 80,000 PEOPLE PER YEAR
- FANTASTIC VISIBILITY FROM MISSOURI AVE WITH EASY ACCESS FROM CATHY LN
- SERVED BY A SIGNAL AT CATHY LN AND MISSOURI AVE
- LARGE PYLON PANEL AVAILABLE
- STRONG NATIONAL COTENANCY INCLUDING RETAILERS SUCH AS DOLLAR TREE, PETSSENSE, AND RENT ONE
- PLEASE CONTACT BROKERS FOR PRICING AND ADDITIONAL INFORMATION



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MARKET AERIAL

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