

# Dierbergs Mackenzie Pointe

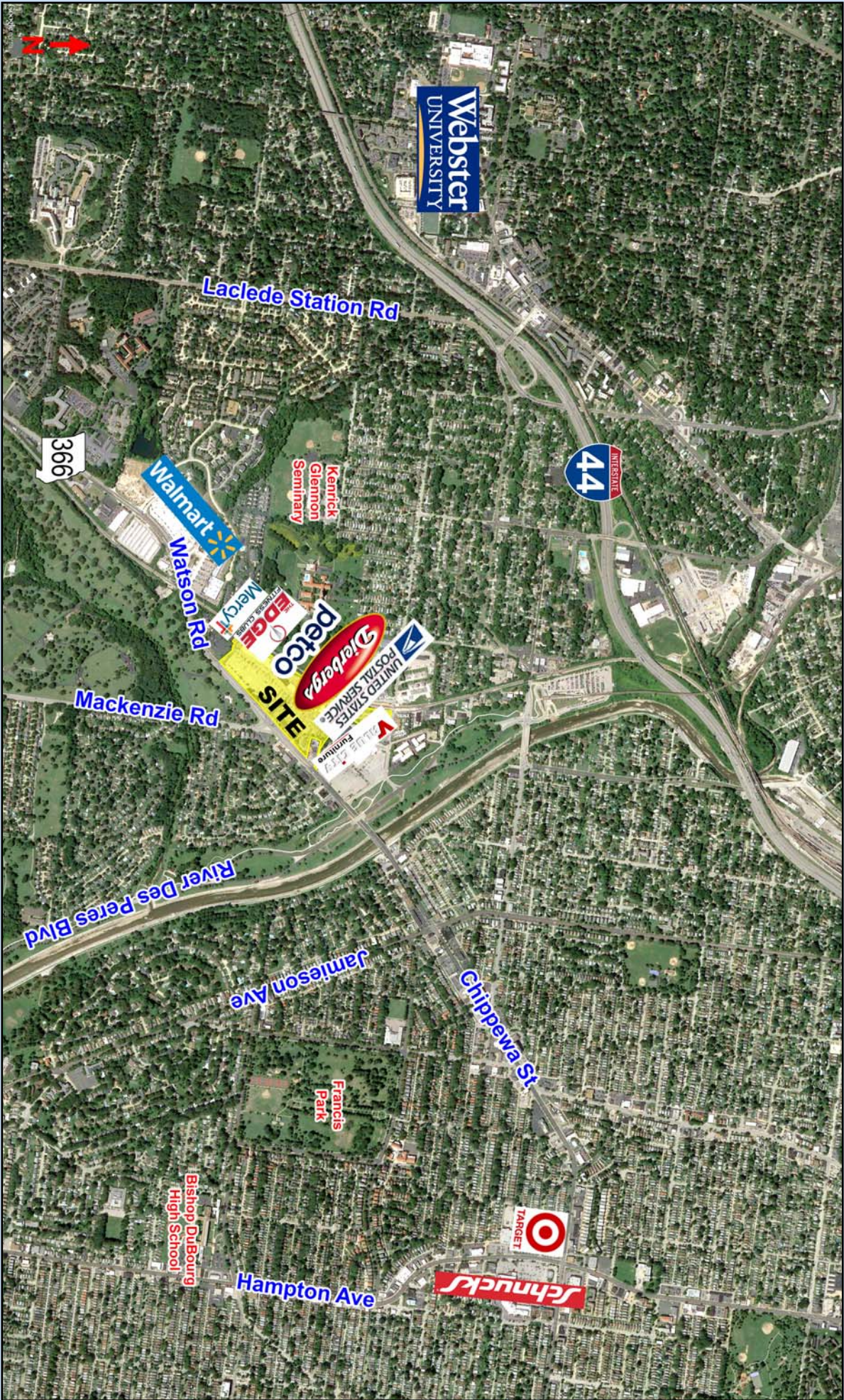
Watson Road at Mackenzie Road  
Shrewsbury, Missouri



For More Information Contact:



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| Demographics                  | 1-Mile   | 3-Mile   | 5-Mile    |
|-------------------------------|----------|----------|-----------|
| 2024 Population               | 12,808   | 137,694  | 347,407   |
| 2024 Households               | 6,373    | 66,121   | 159,099   |
| 2024 Average Household Income | \$91,595 | \$96,437 | \$103,680 |

- Located in the heart of St. Louis County, Missouri.
- Anchored by Dierbergs, Dressbarn-Petco and US Post Office.
- Traffic Count on Watson Road at Mackenzie Road is approximately 20,762 annual average daily traffic.







| Space | Tenant                   | Size (sf) | Space | Tenant                  | Size (sf) | Space | Tenant                 | Size (sf) | Space | Tenant                    | Size (sf) |
|-------|--------------------------|-----------|-------|-------------------------|-----------|-------|------------------------|-----------|-------|---------------------------|-----------|
| 1     | Galanis Eye Center       | 7,145     | 7     | Available               | 7,720     | 13    | PostNet                | 1,400     | 19    | Great Clips               | 1,145     |
| 2     | Edge Fitness             | 37,062    | 8     | Midwest Dental          | 1,600     | 14    | Available              | 1,600     | 20    | Crown Optical             | 1,278     |
| 3     | Davita Dialysis          | 5,937     | 9     | Sally Beauty Supply     | 1,600     | 15    | Hallmark Cards & Gifts | 6,600     | 21    | Regional Finance          | 2,000     |
| 4     | Golden Oak Pancake House | 9,600     | 10    | KAD Jewelry & Batteries | 2,320     | 16    | MiMi Nails             | 1,200     | 22    | Mackenzie Animal Hospital | 1,433     |
| 5     | Available                | 2,952     | 11    | Foot Healers            | 1,800     | 17    | USA Cleaners           | 1,500     | 23    | Donahue Chiropractic      | 1,440     |
| 6     | Petco                    | 12,754    | 12    | H & R Block             | 2,200     | 18    | Belton                 | 1,348     |       |                           |           |