

Q3 2021

St. Louis Retail Market Report



VACANCY
5.0% ↓

RENTAL RATES
\$13.50 PSF ↑

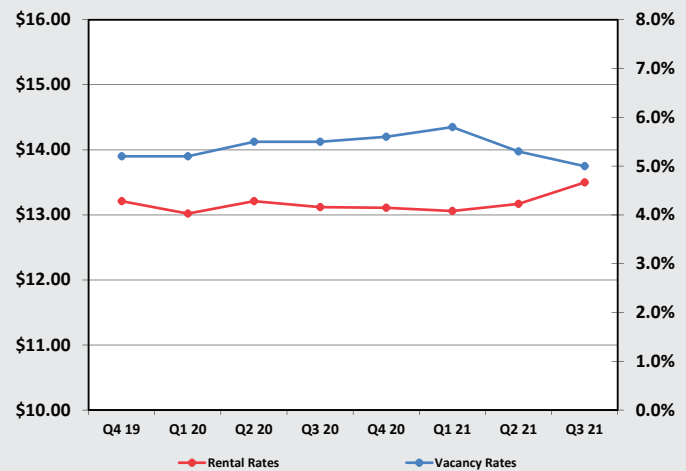
ABSORPTION
476,949 ↑

CONSTRUCTION
81,495 SF
DELIVERED
195,665 SF
UNDER CONSTRUCTION

Recent Lease Market Transactions

Tenant Name / Building	Square Feet	Submarket
Club Fitness / 215-219 Arnold Crossroads	41,160	Southwest County
REI / 1070-82 Town & Country Cr	23,358	West County
Caliber Collision / 3600 S Kingshighway Blvd	17,992	St. Louis City South
Caliber Collision / 15434-48 Manchester Rd	15,000	West County
Door Dash - DashMart / 6500-6750 Manchester	7,975	St. Louis City South

Overall Retail Rental Rates & Vacancy Rates



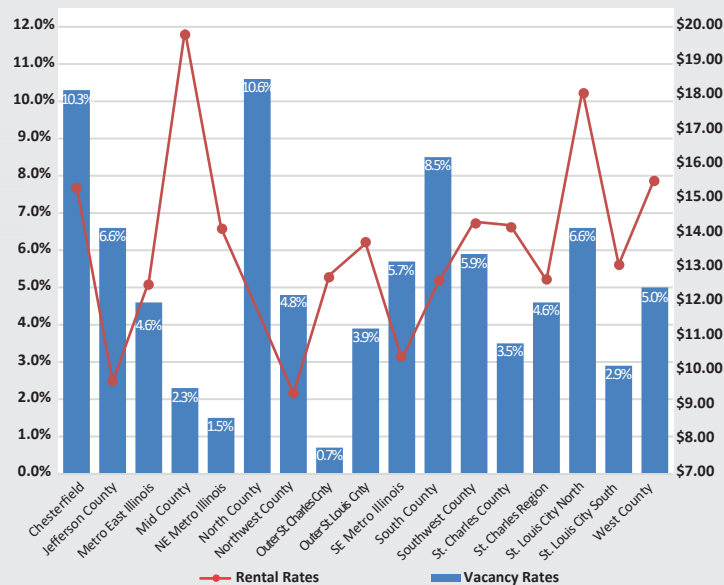
New Around Town



Recent Closings



Overall Retail Rental Rates & Vacancy Rates by Submarket



Total Retail Market Statistics

Submarket	Existing Inventory		Vacancy			Net Absorption	YTD Deliveries	Under Construction SF	Quoted Rates
	# Buildings	Total GLA	Direct SF	Total SF	Vacancy %				
Chesterfield	193	6,854,510	706,779	706,779	10.3%	3,076	10,000	0	\$15.40
Jefferson County	202	2,169,841	144,259	144,259	6.6%	(20,591)	0	0	\$9.68
Metro East Illinois	1,361	16,874,762	776,236	778,986	4.6%	62,546	37,657	9,315	\$12.59
Mid County	1,091	17,443,327	391,514	409,839	2.3%	64,547	19,000	0	\$19.89
NE Metro Illinois	999	11,416,773	176,031	176,031	1.5%	172,834	9,000	7,700	\$14.15
North County	506	7,787,556	774,316	824,899	10.6%	(30,257)	0	0	\$11.77
Northwest County	1,125	14,743,395	703,579	714,815	4.8%	40,016	18,600	0	\$9.33
Outer St. Charles County	160	2,138,048	15,100	15,100	0.7%	(900)	0	0	\$12.78
Outer St. Louis County	93	1,210,164	47,691	47,691	3.9%	60,429	25,215	0	\$13.70
SE Metro Illinois	286	3,008,147	170,090	170,090	5.7%	4,713	0	0	\$10.34
South County	641	10,820,218	914,950	914,950	8.5%	(43,633)	0	0	\$12.55
Southwest County	655	9,723,118	569,637	569,637	5.9%	(17,801)	0	0	\$14.33
St. Charles County	518	7,804,034	269,639	269,639	3.5%	27,610	65,200	18,665	\$14.23
St. Charles Region	924	12,596,255	567,789	582,220	4.6%	17,059	0	0	\$12.63
St. Louis City North	690	9,541,958	607,728	625,000	6.6%	6,031	3,000	160,000	\$18.15
St. Louis City South	1,716	11,409,240	325,236	325,236	2.9%	47,529	5,095	0	\$13.08
West County	545	10,814,026	503,595	536,672	5.0%	83,741	0	0	\$15.60
TOTAL	11,705	156,355,372	7,664,169	7,811,843	5.0%	476,949	192,767	195,665	\$13.50

*Disclaimer: All information is collected from CoStar Group at the end of 3rd Quarter. All information is subject to change. Updated numbers for past quarters reflect CoStar's ongoing research for the most accurate market information.

Featured Property



Village Plaza Center

16419-16461 Village Plaza View Dr, Wildwood, MO 63011

- 1,188 SF - 3,564 SF Retail/Office For Lease
- Great Neighborhood Center, Nested in the Heart of Wildwood
- Ideal for Office, Medical or Retail Tenants
- Ample Parking with Access to Manchester Rd
- Lease Rate: \$14.00 PSF, NNN* *Estimated NNN: \$6.47 PSF

For More Information, Contact:

Tim Balk 314-746-1433 tbalk@gershmancommercial.com