

RENT ROLL | FLORISSANT MARKETPLACE



**1031 EXCHANGE
ELIGIBLE**

Please consult with your tax professional concerning 1031 exchange eligibility.

#	Tenant Name	Suite	GLA	% GLA	Lease		Current Rent				Recoveries	Option		
					Start	End	Annual	Monthly	PSF	Rent Increase	NNN or Gross	Term Detail	Rent	End Date
1	Schnucks Markets, Inc.	8200	70,262	48%	Dec-01	Nov-26	\$190,406	\$15,867	\$2.71		NNN	Four - 5y	4% Inc./Option	Nov-46
2	Crunch Fitness	8182	40,154	28%	Jan-25	Mar-35	\$501,925	\$41,827	\$12.50	10% Inc. 2030	NNN	Two - 5y	1st: \$15.13/SF 2nd: \$16.64/SF	Mar-45
3	Pet Supplies Plus (HRH Pets Florissant)	8230	7,500	5%	Jun-19	Oct-28	\$127,875	\$10,656	\$17.05		NNN	Three-5y	1st: \$18.76/SF 2nd: \$20.63/SF 3rd: \$22.69/SF	Oct-43
4	Bandana's (Bandana's Missouri)	8234	5,500	4%	Jul-02	Nov-27	\$87,725	\$7,310	\$15.95		NNN		1st: \$17.55/SF	Nov-32
5	AAA Travel (Automobile Club of Missouri)	8198	4,125	3%	Feb-08	Apr-28	\$88,688	\$7,391	\$21.50		NNN			
6	Plato's Closet (Maxem Inc.)	8206	3,600	3%	Aug-10	Jan-26	\$59,007	\$4,917	\$16.39	3% Inc. 2025	NNN	One - 5y	1st: \$22.15/SF	Jan-31
7	Quest Diagnostics	8186	2,800	2%	Apr-16	Sep-31	\$60,172	\$5,014	\$21.49	2% Inc./Yr	NNN	One - 5y	1st: FMV	Sep-36
8	Chiro One	8218	2,400	2%	Sep-23	Feb-34	\$57,600	\$4,800	\$24.00		NNN	Two - 5y	1st: \$31.74/SF 2nd: \$36.50/SF	Feb-44
9	AT&T (Optimum Wireless)	8226	1,866	1%	Feb-23	Feb-28	\$39,186	\$3,266	\$21.00		NNN	One - 5y	1st: \$22.05/SF	Mar-33
10	Wing Stop (GSR Restaurants MO)	8222	1,650	1%	Sep-02	Dec-26	\$36,300	\$3,025	\$22.00		NNN	Two - 5y	1st: \$24.20/SF 2nd: \$26.62/SF	Dec-36
11	Supplement (Buff Enterprises)	8184	1,400	1%	Dec-11	Feb-27	\$32,340	\$2,695	\$23.10		NNN			

The information set forth in this graphic has been provided to FNRP by a third-party source, which has not yet been independently vetted and verified, and FNRP does not warrant or represent the completeness or accuracy of this information.

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12	Tea N Tea	8192	1,400	1%	Jan-24	Jan-27	\$28,000	\$2,333	\$20.00		NNN		
13	67 Nails (Emily M. Chau)	8220	1,200	1%	Sep-02	Sep-27	\$27,600	\$2,300	\$23.00		NNN		
14	Commerce Bank, NA (CAM Only)	OL-3A	-	0%	Nov-02	Oct-51	\$2,041	\$170					
15	Crazy Bowls and Wraps (CAM Only)	OL-3B	-	0%	Jun-03	May-52	\$2,045	\$170					
16	Wendy's (CAM Only)	OL-2	-	0%	Oct-02	Sep-51	\$1,598	\$133					
17	Available	8212	1,200	1%									
18	Available	8214	1,200	1%									
17	Total Property:		146,257	100%			\$1,342,508	\$111,876					
14	Total Leased:		143,857	98%			\$1,342,508	\$111,876	\$9.29				
2	Total Vacant:		2,400	2%									

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