

# 281 HANLEY INDUSTRIAL CT BRENTWOOD, MISSOURI

FOR LEASE



LCG  
CAPITAL  
MANAGEMENT

# 281 HANLEY INDUSTRIAL CT

## BUILDING PLAN + DETAILS

**TOMMY LEONARD**

314.408.7400 (OFFICE)

314.675.5240 (MOBILE)

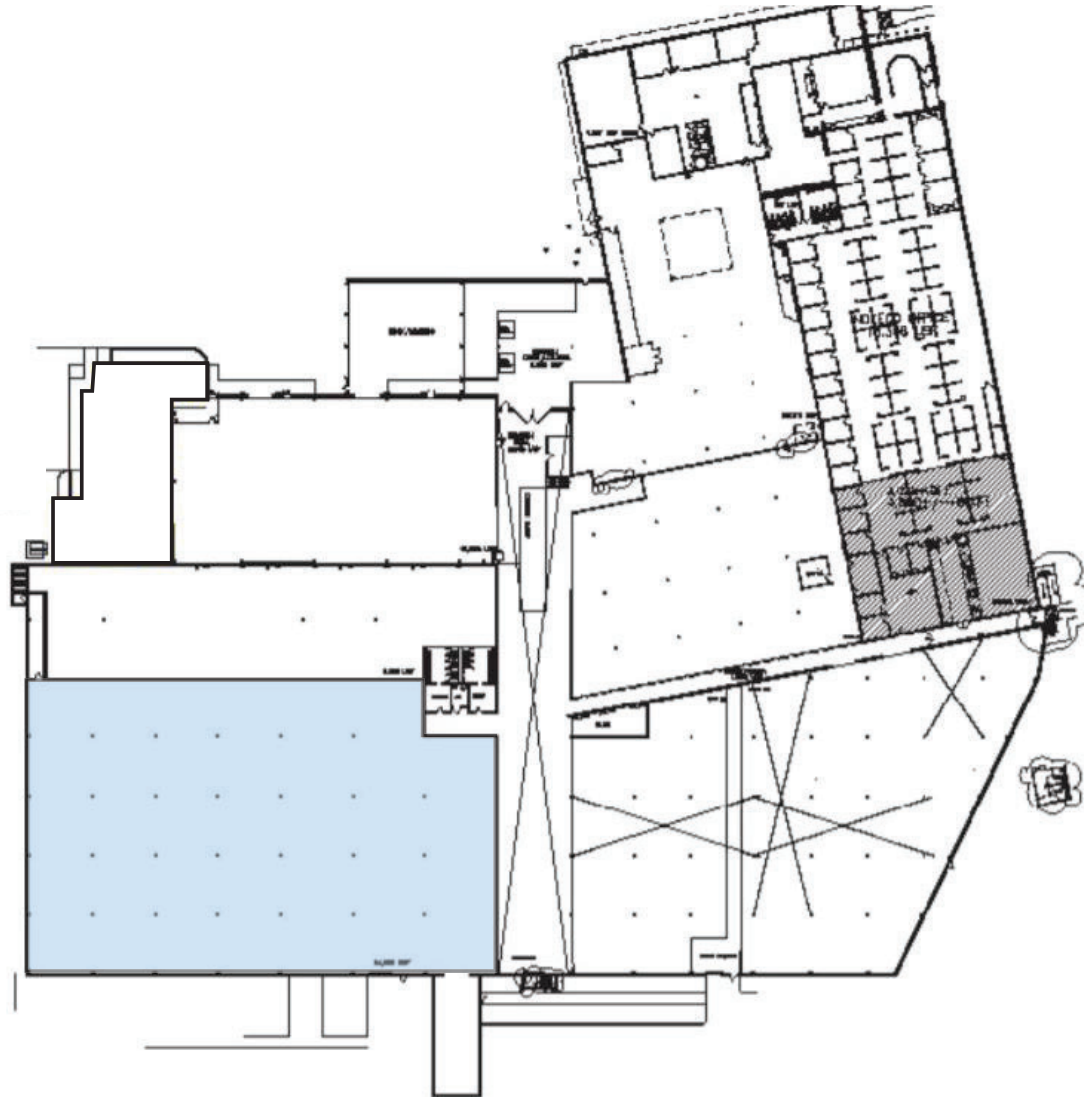
TLeonard@LCGCap.com

**ROB GOLTERMANN**

314.408.7400 (OFFICE)

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Rob@LCGCap.com



- FOR LEASE: \$7.95 PSF NNN
- 34,118 SF WAREHOUSE/SERVICE CENTER
- 5,163 SF FINISHED OFFICE OR SHOWROOM SPACE
- 28,955 SF WAREHOUSE SPACE
- MONUMENT SIGNAGE AVAILABLE
- 2 LOADING DOCKS
- 1 DRIVE-IN
- 24' CLEAR CEILING
- LOCATED IN HANLEY INDUSTRIAL PARK, NEAR I-64 & HANLEY ROAD
- 1 MILLION PEOPLE IN A 10 MILE RADIUS
- \$110,000 AVERAGE HOUSEHOLD INCOME IN 2 MILES
- CLOSE PROXIMITY TO CLAYTON BUSINESS DISTRICT, METROLINK, RESTAURANTS, APARTMENTS AND OTHER AMENITIES

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[www.LCGCap.com](http://www.LCGCap.com)

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## MARKET AERIAL

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