

OFFICE FOR LEASE SOGOTRADE BUILDING

1 McBride & Son Center Dr, Chesterfield, MO 63005

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



PROPERTY INFORMATION

AVAILABLE: Suite 100 - 2,313 RSF
Suite 140 - 2,327 RSF
Suite 225 - 1,798 RSF

PARKING: 4:1000

LOCATION: Immediate I-64 Access at Boones Crossing and Across the Street from Chesterfield Commons

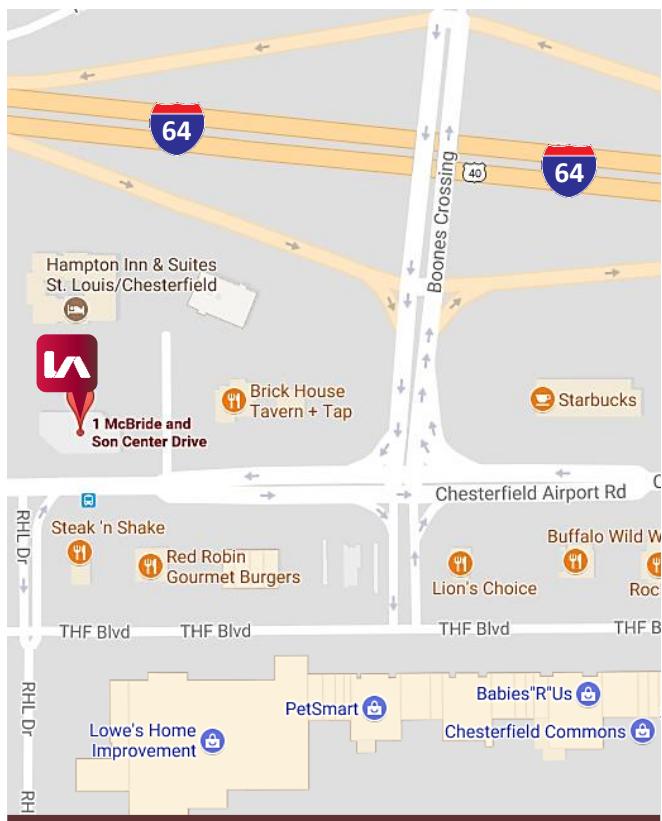
AMENITIES: Hotels, Restaurants and Shopping All Immediately Available

NOTES: Building Under New Ownership with Extensive Renovations Recently Completed Including New Roof, New HVAC and Common Area Updates

PRICE: \$23.00 PSF, Full Service

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C 314-496-9023

MARK A. LADD
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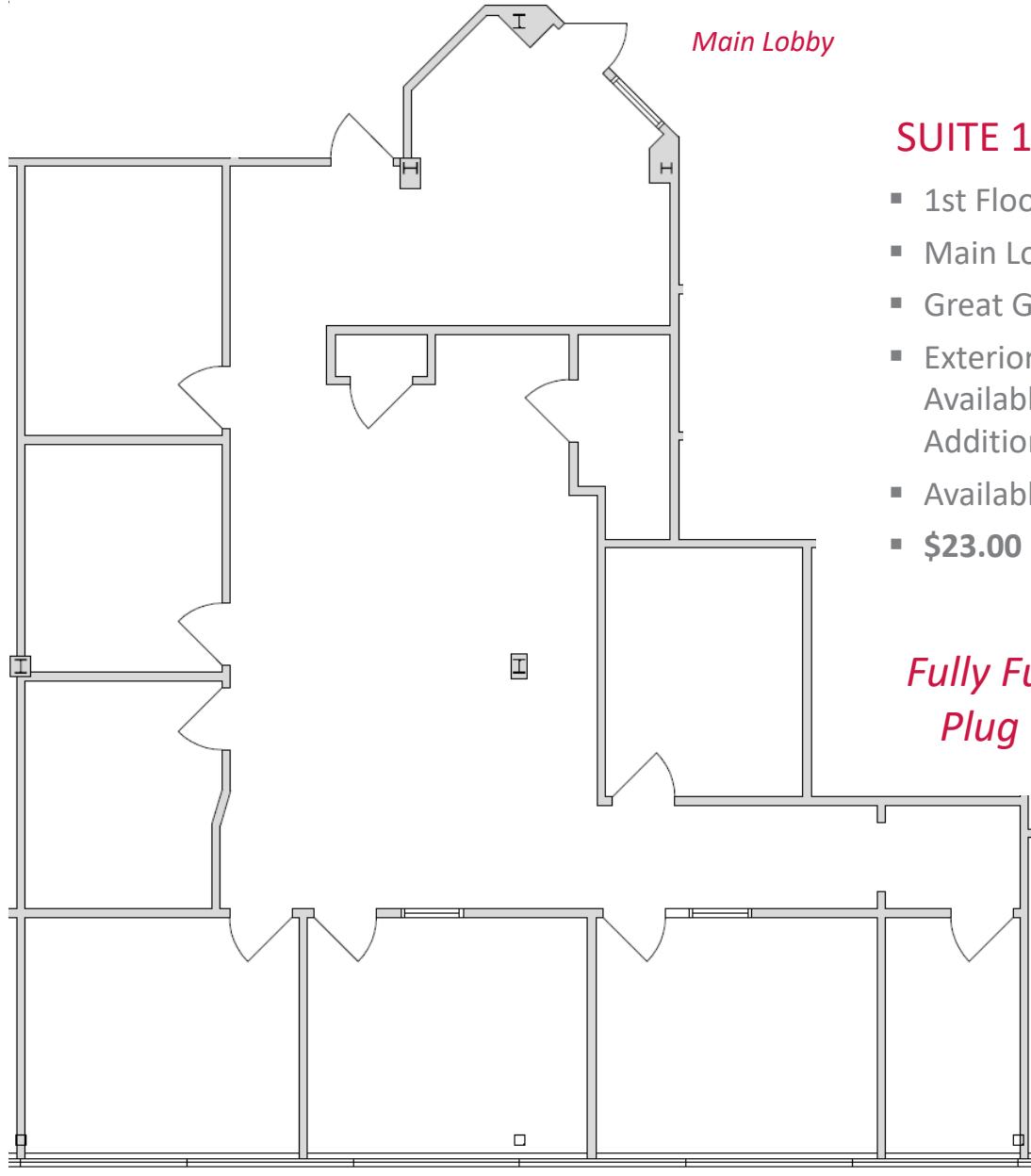


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SUITE 100 - 2,313 RSF

- 1st Floor Space
- Main Lobby Exposure
- Great Glassline
- Exterior Building Signage Available at Additional Cost
- Available 9/1/2025
- \$23.00 PRSF, Full Service

*Fully Furnished Suite -
Plug & Play Ready*

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SUITE 100 - Photos



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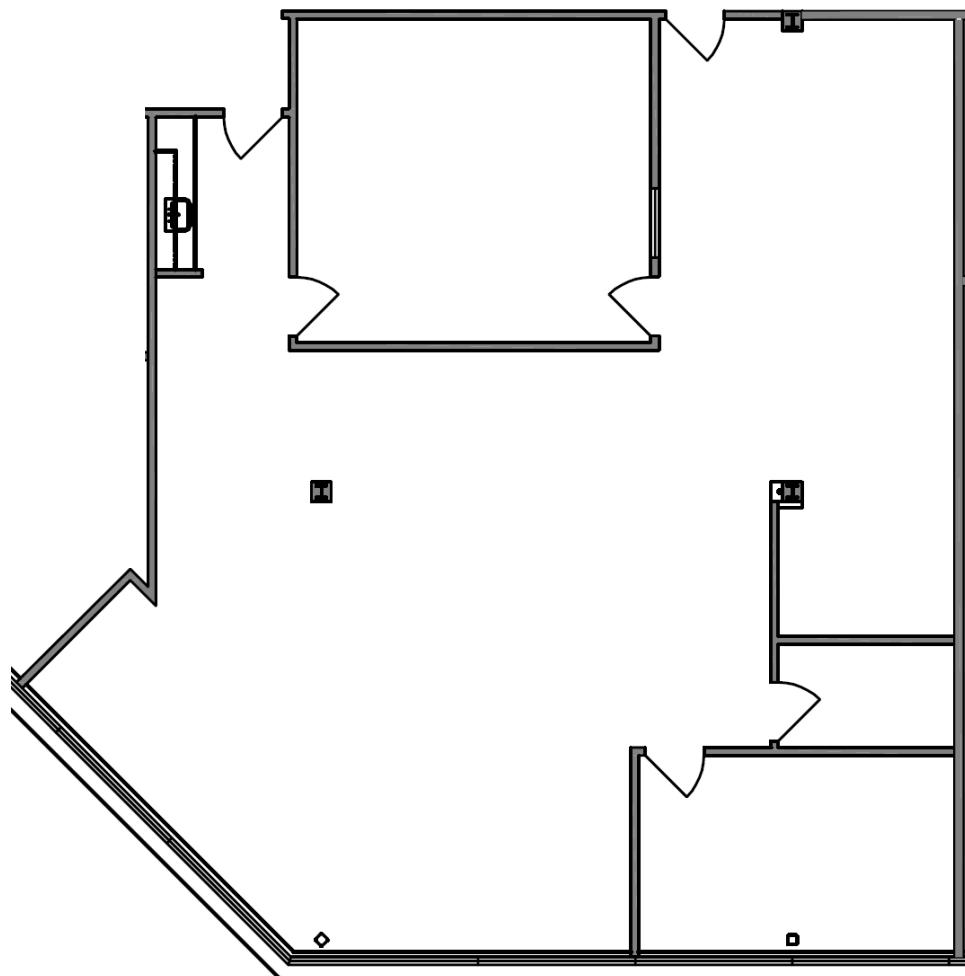
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SUITE 140 - 2,327 RSF



- 1st Floor Space
- Great Glassline
- Monument Signage
- Furniture Can be Purchased
- Exterior Building Signage Available at Additional Cost
- Available with 120 Days Notice
- **\$23.00 psf, Full Service**

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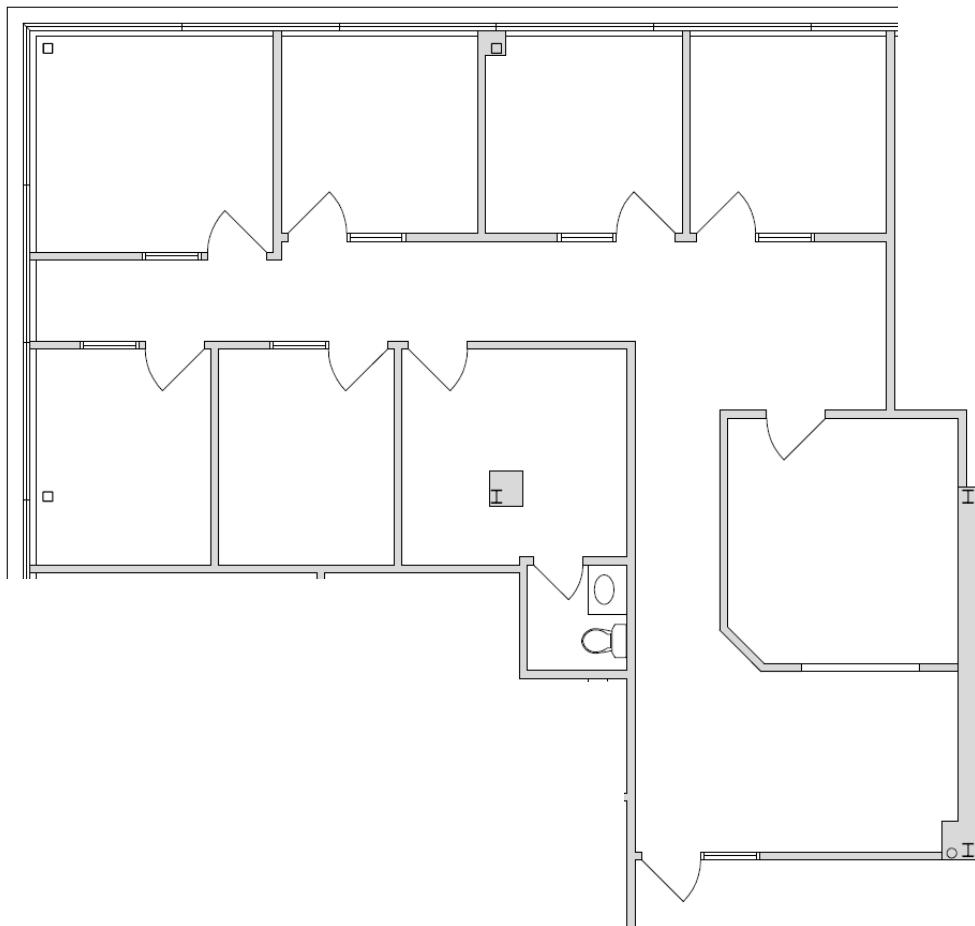
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SUITE 225 - 1,798 RSF



- 2nd Floor Space
- Corner Glassline
- Private Restroom
- Monument Signage
- Some Furniture available
- Exterior Building Signage Available at Additional Cost
- Available Immediately
- **\$23.00 psf, Full Service**

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