

**119,409 SF
AVAILABLE**

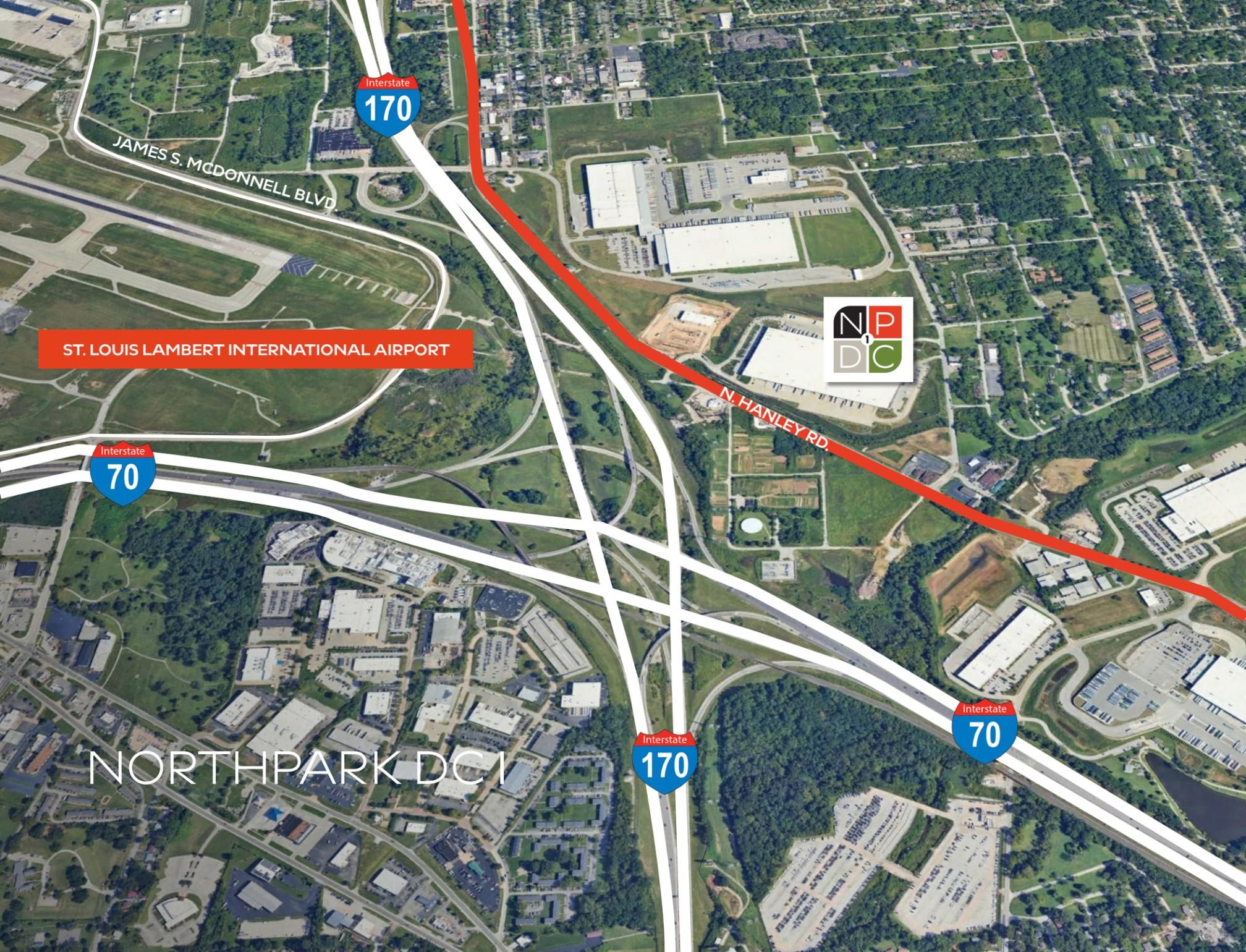
**550 ACRE MASTER
PLANNED BUSINESS PARK**

Adjacent to St. Louis Lambert
International Airport

N P
D C **NORTHPARK
DISTRIBUTION
CENTER I**

5400 N. Hanley Road | St. Louis, MO 63134





PROPERTY OVERVIEW



119,409 SF
AVAILABLE

32'
CLEAR HEIGHT

22
DOCKS

1
DRIVE-IN

40
CAR PARKS

BUILDING SIZE: 537,753 SF
AVAILABLE: 119,409 SF
CLEAR HEIGHT: 32' clear
AVAILABILITY DEPTH: 260' deep
COLUMN SPACING: 50' x 57'

SPEED BAY: 60'
LIGHTING: LED fixtures
OFFICE AREA: 2,000 SF existing
FIRE PROTECTION: ESFR
DOCKS: 22 (14 fully equipped)

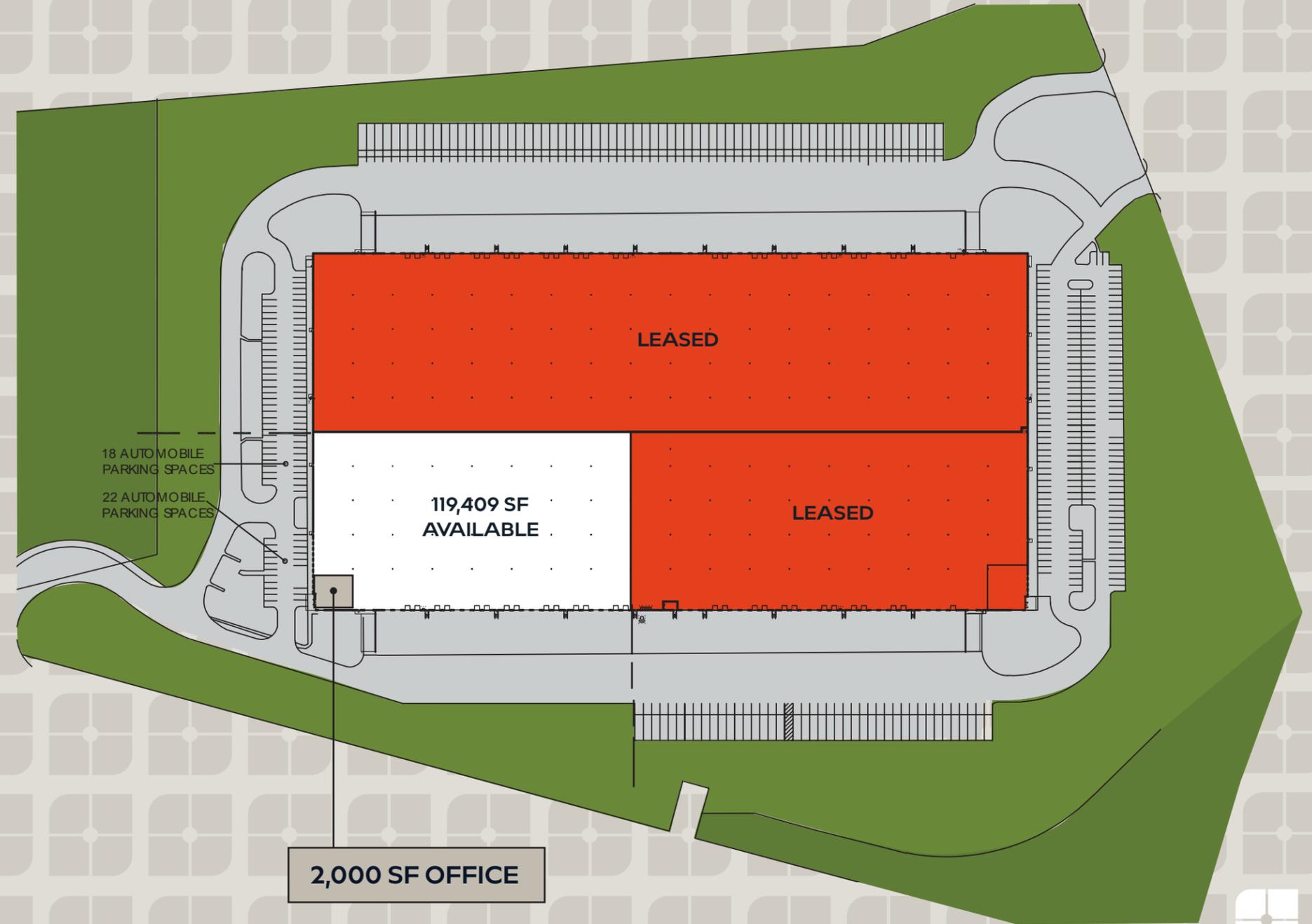
DRIVE-IN DOORS: 1
TRUCK COURT: 7" concrete over 4" aggregate
CAR PARKING: 40 spots
PRICING: Contact broker





SITE PLAN

Spanning an expansive area of 268,789 square feet, this robust industrial floorplan offers an abundance of space for various business needs. Its generous size ensures ample room for storage, manufacturing, and other industrial operations. With such a substantial layout, this floorplan provides an opportunity for businesses to optimize their productivity and efficiency.





HOME TO NUMEROUS
NATIONAL AND REGIONAL
OCCUPIERS

THE NORTHPARK ADVANTAGE

An established hub of commerce

550

TOTAL ACRES

3.0M

SF DEVELOPED

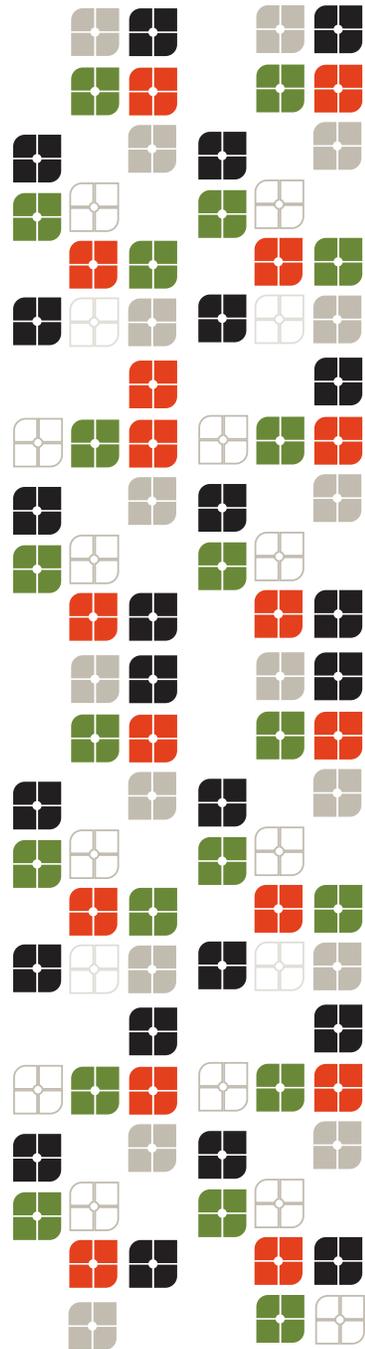
\$410M

CAPITAL INVESTED

2,500

JOBS CREATED





**NORTH PARK
DISTRIBUTION
CENTER I**

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