

For Lease - Building w/ Storage Yard

22,000± Sq. Ft. Office/Service Space



5425 Manchester Ave
(At West Park Ave)
St. Louis, MO 63110

Lease Rate: \$5.95/Sq. Ft., NNN

Contact: Hal C. Ball, SIOR
halball@hillikercorp.com

- 5,000± SF Office (see plan)
- 3 Drive-In Doors - 12'X15', 11'X17', 10'X16'
- Ceiling Heights - 17' Center Bay, 13' Wing Bays
- Heavy Power: 240V & 480V
- Cranes Available (2 Ton)
- Includes Storage Yard (Zoned K)
- Annual NNN: \$1.50/PSF



Office Industrial Retail Institutional Investment Management



Commercial Real Estate
1401 S. Brentwood Blvd.
Suite 650
St. Louis, MO 63144
www.hillikercorp.com

314 781 0001



Individual Membership in the Society
of Industrial and Office Realtors

Information is from appropriate sources but is not guaranteed. No representation is made to environmental or other conditions of property. We recommend purchaser investigate fully.

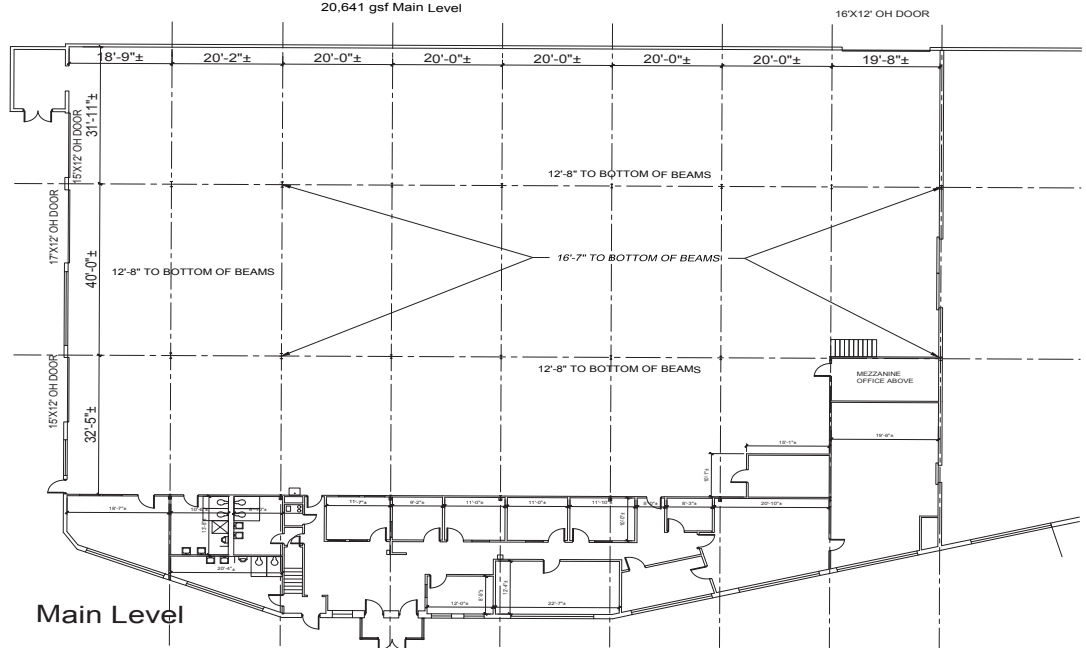
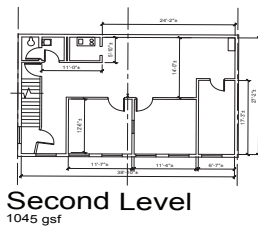
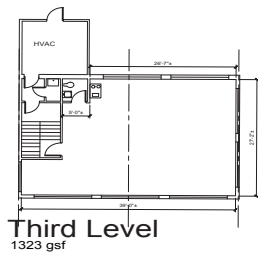
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5425 Manchester

St. Louis, Missouri

20,641 gsf Main Level



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