

**FOR SALE**

20,072 GSF  
Office Building

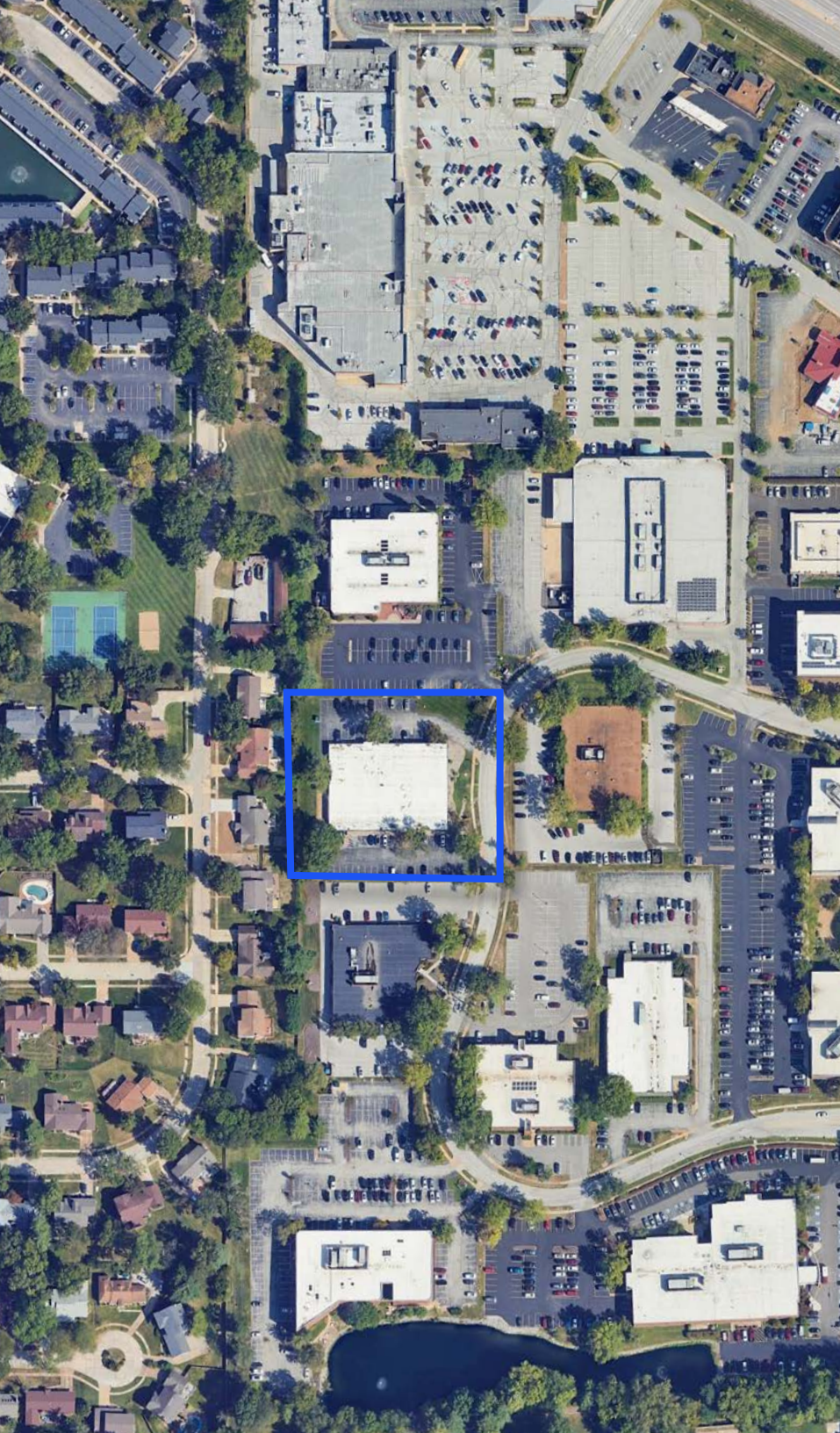


Accelerating success.



1023 Executive Parkway Dr  
Creve Coeur, MO 63141





# Property Overview

Address:	1023 Executive Parkway Dr Creve Coeur, MO 63141
Building Size:	20,072 GSF
Rentable Square Feet:	19,200 RSF
Lot Size:	1.61 acres
Parking:	65 spaces
Current Occupancy:	30%
Accessibility:	Easy access near BJC West
Notes:	Flexible occupancy for Owner/Occupant

**ASKING PRICE: \$1,700,000 (\$84.70/GSF)**

## CONTACT US

### Dennis DeSantis, SIOR, CRE

Executive Vice President  
+1 314 584 6253  
dennis.desantis@colliers.com

### Joseph Hill, CCIM, SIOR

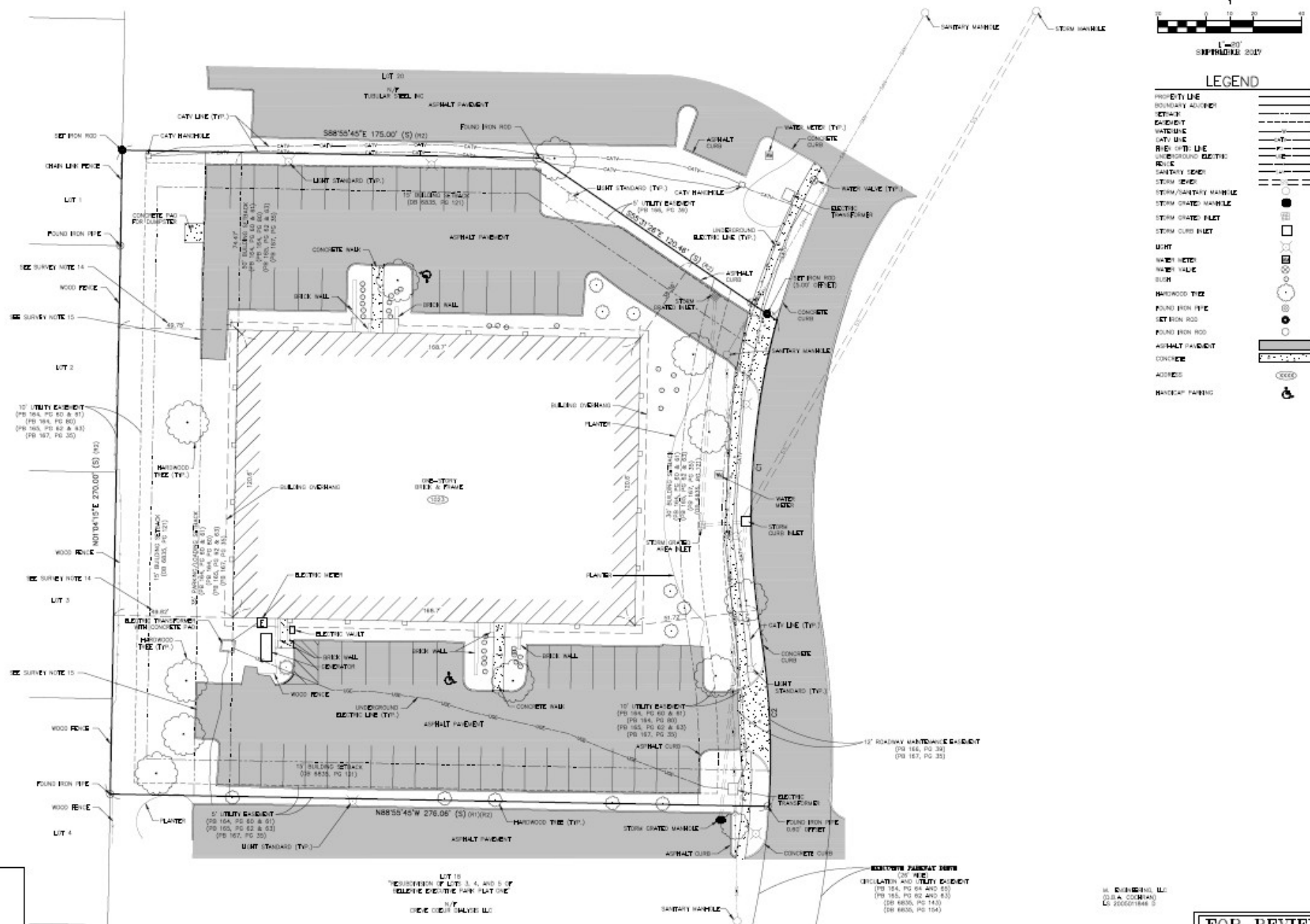
Executive Vice President  
+1 314 584 6213  
joseph.hill@colliers.com

### Colliers

101 South Hanley Road  
Suite 1400  
St. Louis, MO 63105  
+1 314 863 4447  
colliers.com/stlouis

This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). ©2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

# Property Survey



PREPARED FOR:  
RITHI, INC.  
2638 HWY 109 SUITE #202  
WILDWOOD, MO 63040  
PH: 636-273-1111

LOT 18  
"RESUBDIVISION OF LOTS 3, 4, AND 5 OF  
"BELLEVUE EXECUTIVE PARK PLAT ONE"  
N/P  
CREVE COEUR ANALYSIS LLC

**EXHIBIT FIVE**  
(28' FILE)  
**CIRCULATION AND UTILITY EASEMENT**  
(PB 184, PG 64 AND 65)  
(PB 185, PG 62 AND 63)  
(DB 6836, PG 143)  
(DB 6836, PG 154)

MR. MICHAEL J. COCHRAN  
COCHA & COCHRAN  
L.S. 2006-01846-3

FOR REVIEW

JAMES R. PARR, JR. DATE  
MISSOURI LS000647858  
FOR COCHRAN



# Nearby Businesses & Amenities



B&B THEATRES

HUHOT  
MONGOLIAN GRILL

Walgreens

BUFFALO  
WILD WINGS

Office  
DEPOT

FAMOUS  
footwear

TJ-MAXX

Marshalls

ULTA  
BEAUTY

DOLLAR TREE

GameStop

GNC  
LIVE WELL

CWP  
100% WHOLESALE FLOUR

SHUCK  
BREADSTREET & LUNCHEON

petco

McALISTER'S  
DELI

EAST COAST  
SUBS

Dierbergs

SMOOTHIE  
KING

Olive Blvd

BJC

1023 Executive  
Pkwy Dr