

16 EXECUTIVE DRIVE
FAIRVIEW HEIGHTS, IL 62208



Contact Information

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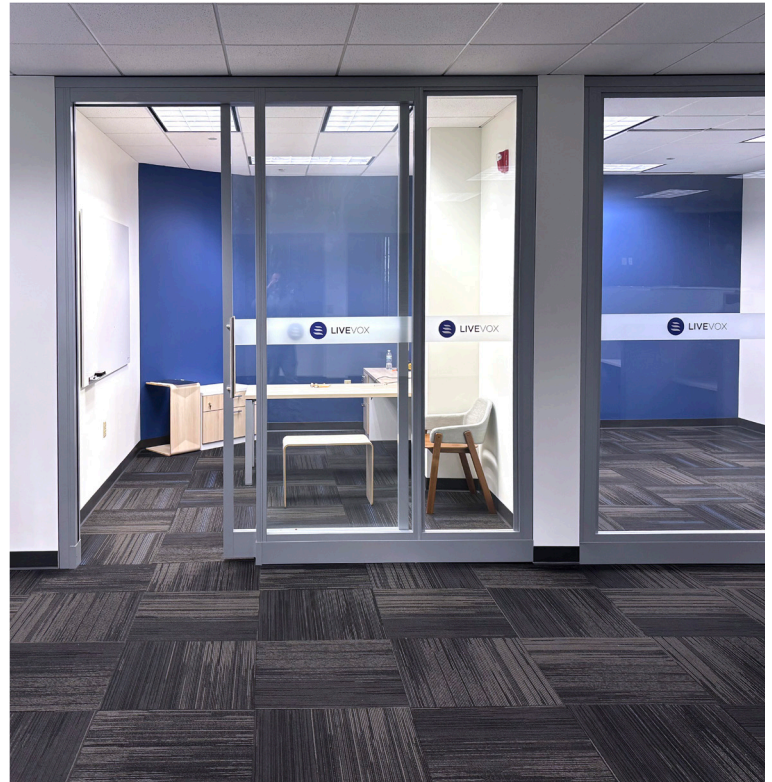
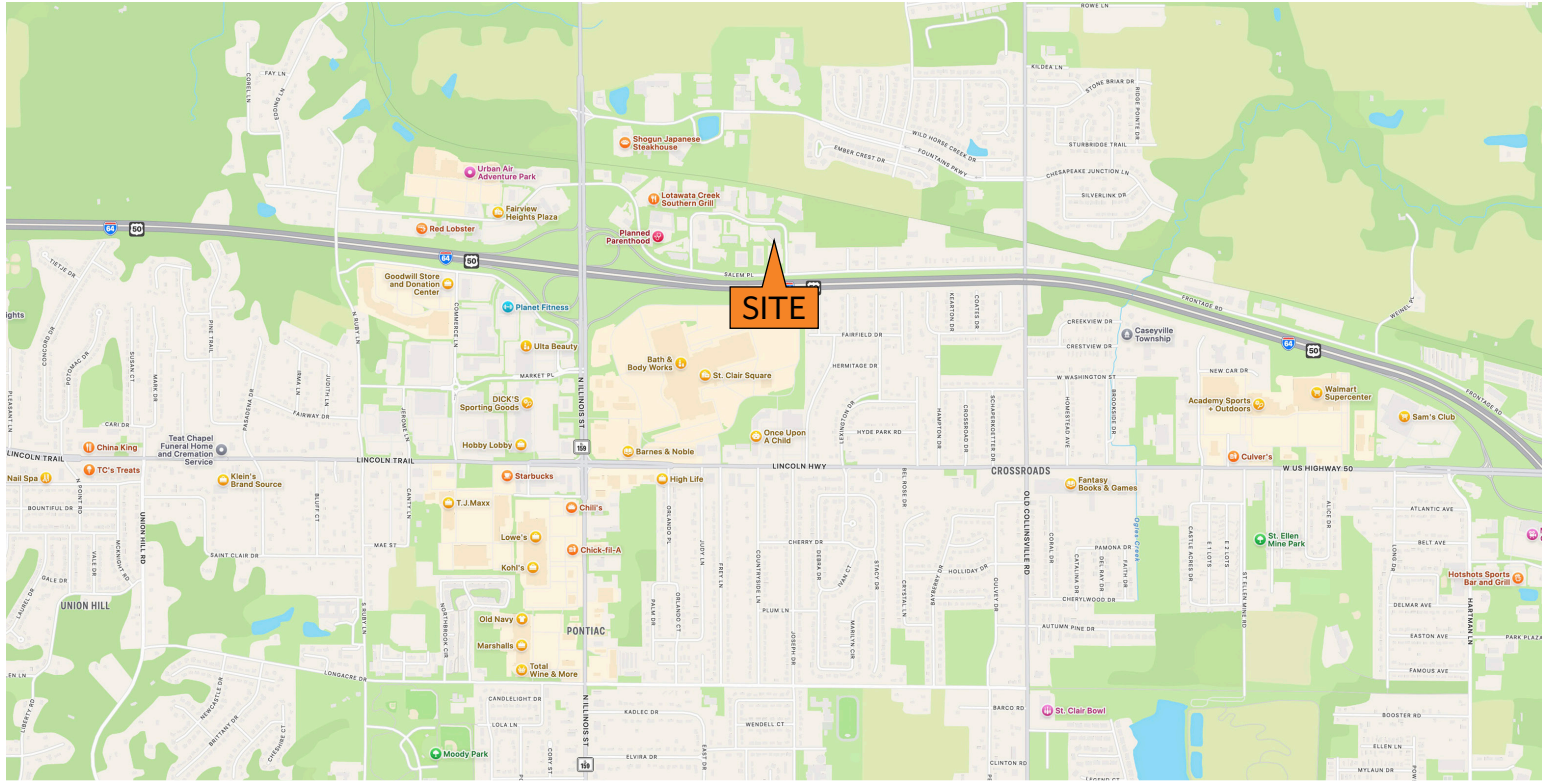
Cozad Commercial Real Estate
MD Real Estate Advisors, LLC
16 Sunnen Drive, Ste. 164
St. Louis, Missouri 63143

PROPERTY HIGHLIGHTS

- ▶ 51,135 SF three-story Class A office building
- ▶ Excellent investment opportunity – 80% leased
- ▶ Strategically located at the center of a premier business and dynamic growth area
- ▶ Convenient access to all markets and close proximity to Downtown St. Louis and Lambert Int'l Airport
- ▶ Immediate access to I-64 and Route 159
- ▶ Highly visible to 78,800 VPD on I-64
- ▶ Ideally located with dozens of restaurants and services within the immediate area
- ▶ OM available upon receipt of signed CA
- ▶ **Sale Price: Contact Broker**

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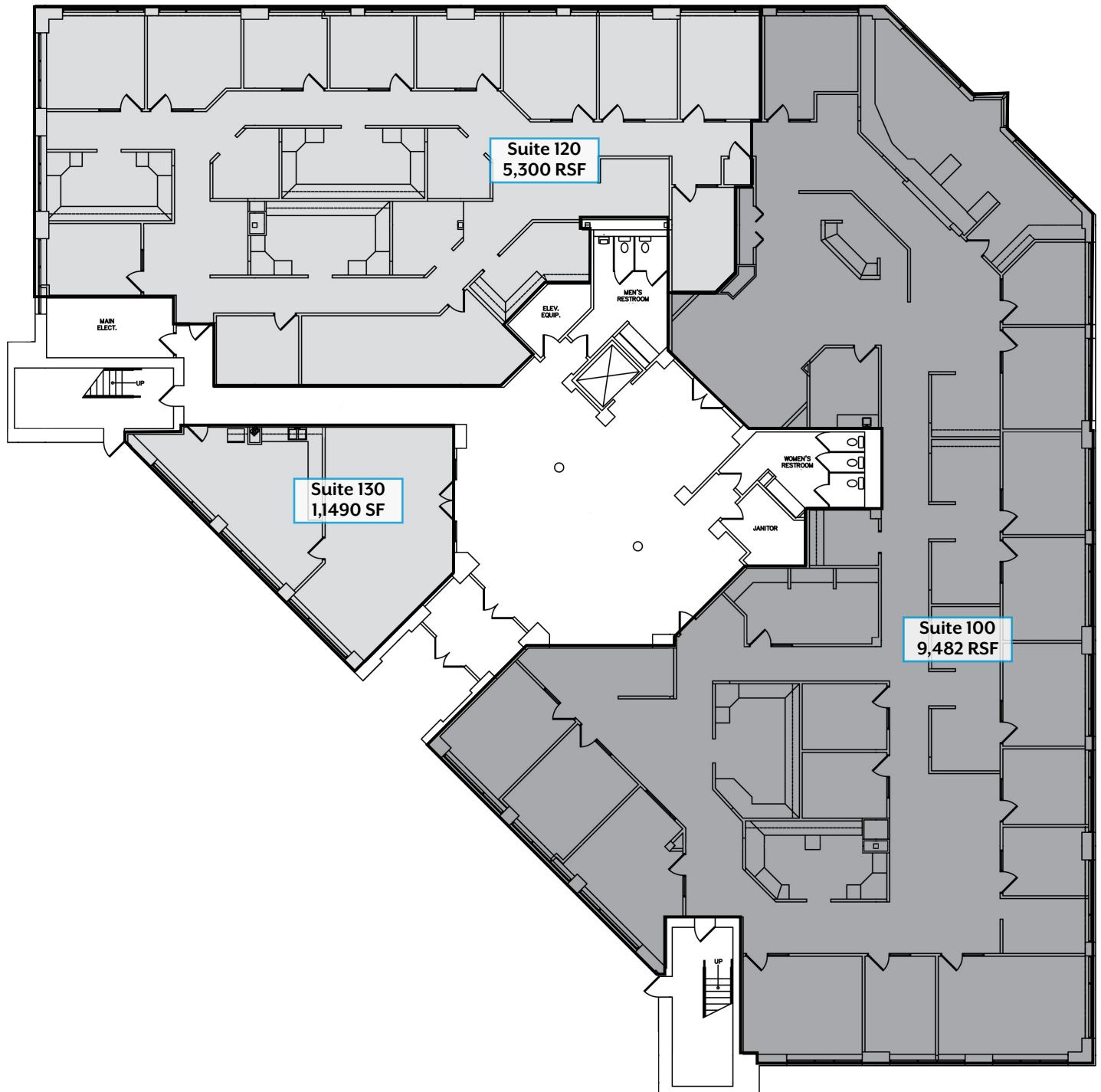
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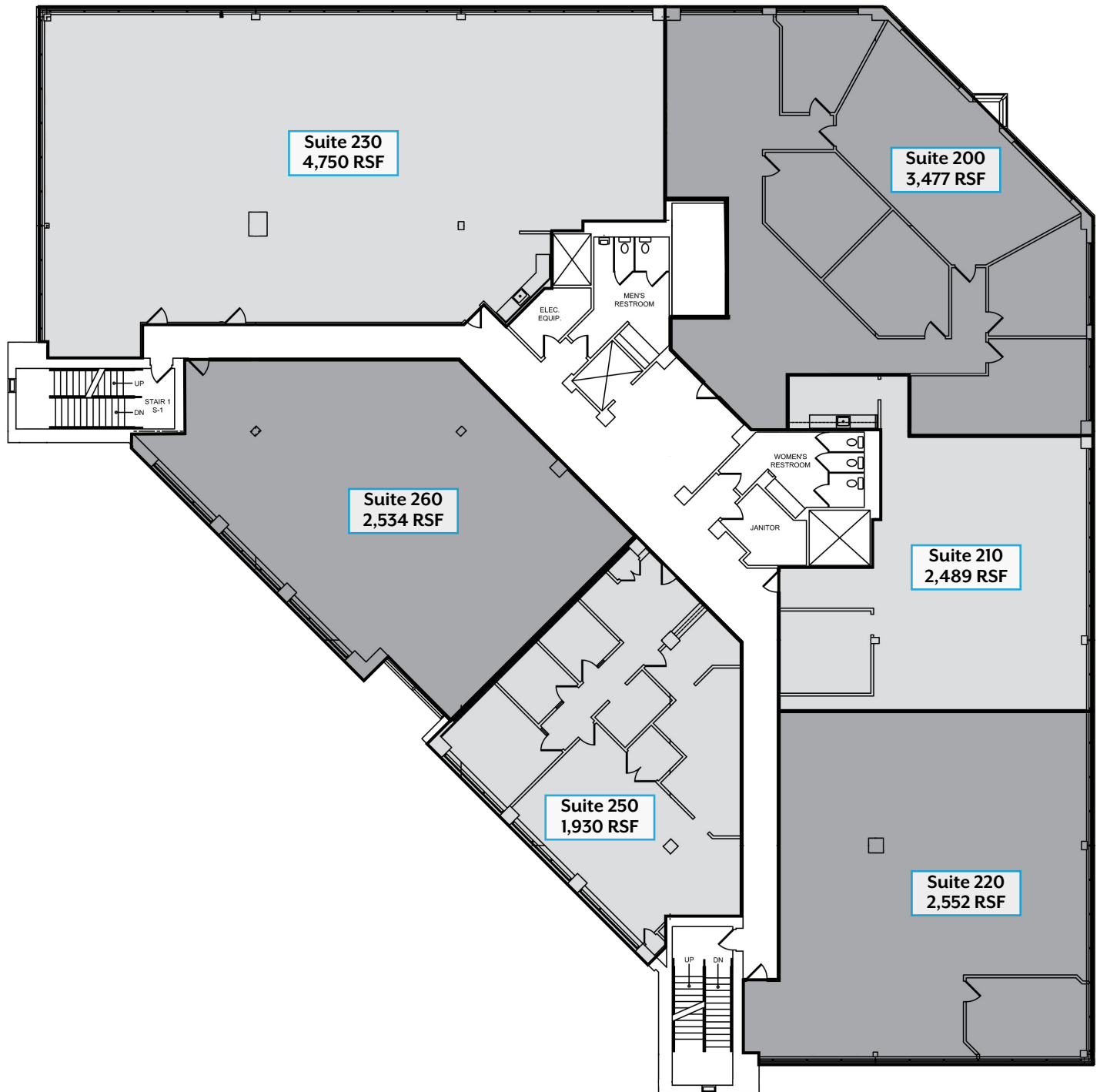
1st Floor



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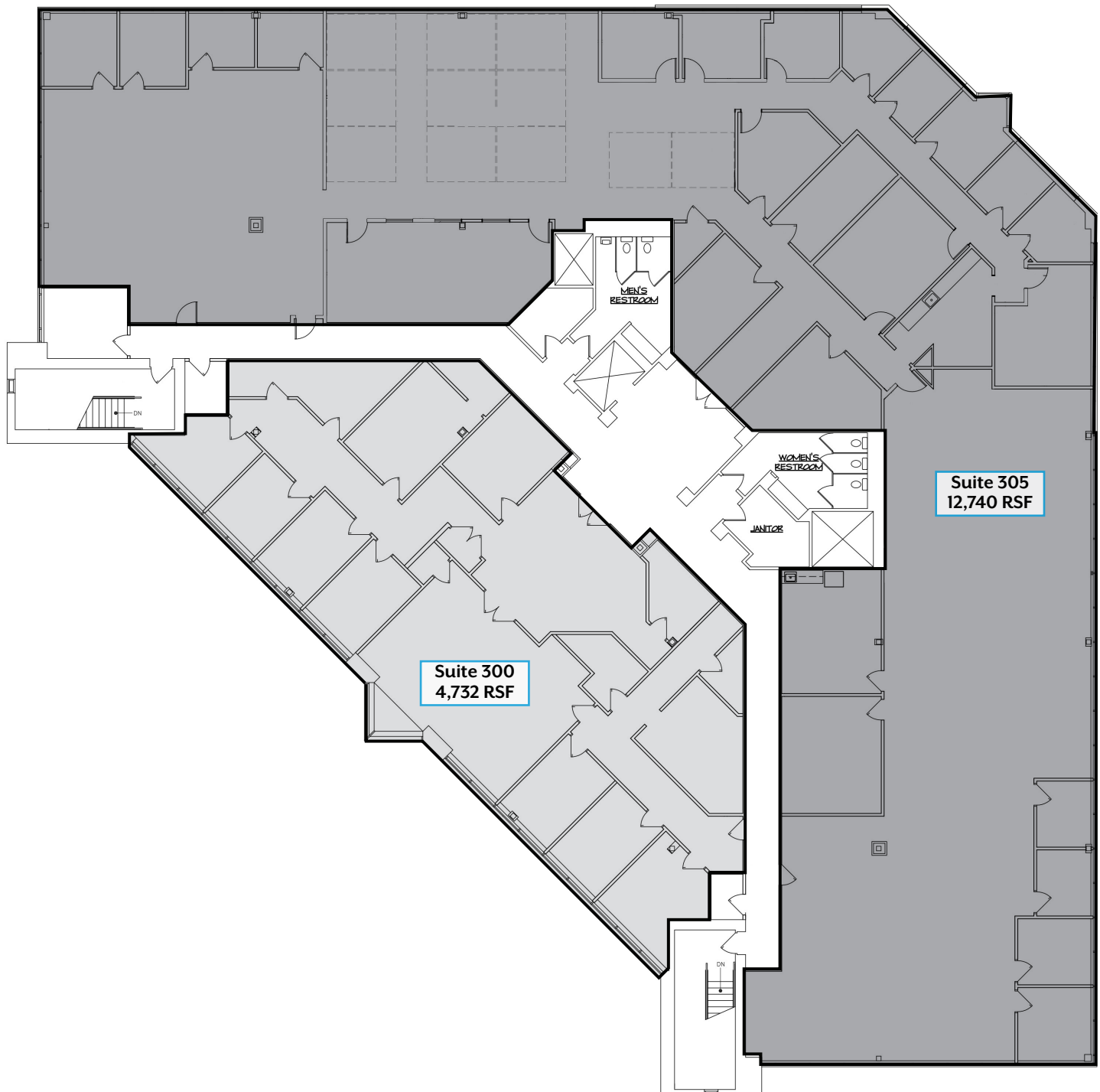
2nd Floor



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3rd Floor



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