



Call Broker for Details and Tour

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Kunkel Commercial Group

784 Wall Street, Suite 150

O'Fallon, IL 62269

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200 S. Lincoln Avenue O'Fallon, IL 62269

- **2,500 - 9,000 SF +/- Office Building**
- **Raw Space – currently under interior demolition**
- **Based on Tenant's use, the Landlord will divide the space and provide standard finishes with common area restrooms**
- **Located in Popular Downtown O'Fallon, near Peel Pizza, Shooters, Woods Bakery, and City of O'Fallon Municipal Building**
- **Plenty of private parking**
- ***Downtown St. Louis within 20 minutes***
- ***St. Elizabeth & Memorial East Hospitals with 5 minutes***
- **Lease Rate: \$25.00 PSF, NNN**

Information herein is not warranted and subject to change without notice. We assume no liability for errors on items included in quoted price. Broker makes no representation as to the environmental condition of property and recommends Purchaser's / Tenant's independent investigation.

Area Map

200 S. Lincoln Ave.
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