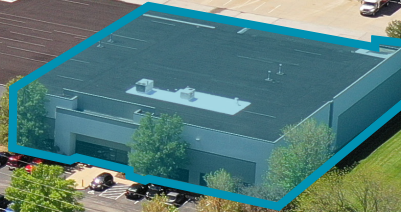


611 LAMBERT
POINTE DR.

ST. LOUIS, MO



PROPERTY HIGHLIGHTS

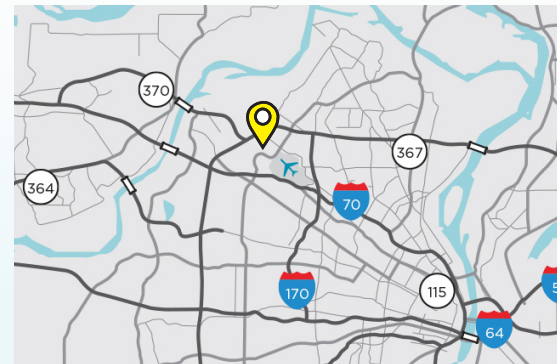
Total Building Area:	89,444 SF
Total Available Area:	23,404 SF
Office Area:	±6,000 SF
Clear Height:	24'
Loading:	Five (5) Docks with pit levelers and seals One (1) 12'x14' drive-in with concrete ramp
Column Spacing:	40' x 40'
Building Depth:	160'
Fire Suppression:	ESFR
Parking:	1.28/1,000 SF
Lease Rate:	\$7.95/SF, NNN

23,404 SF

AVAILABLE FOR LEASE

LOCATION

- Strategically located minutes from four interstates including 1-270, I-170, I-70, and Hwy 370



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OWNED & MANAGED BY

Lincoln

LEASING BY

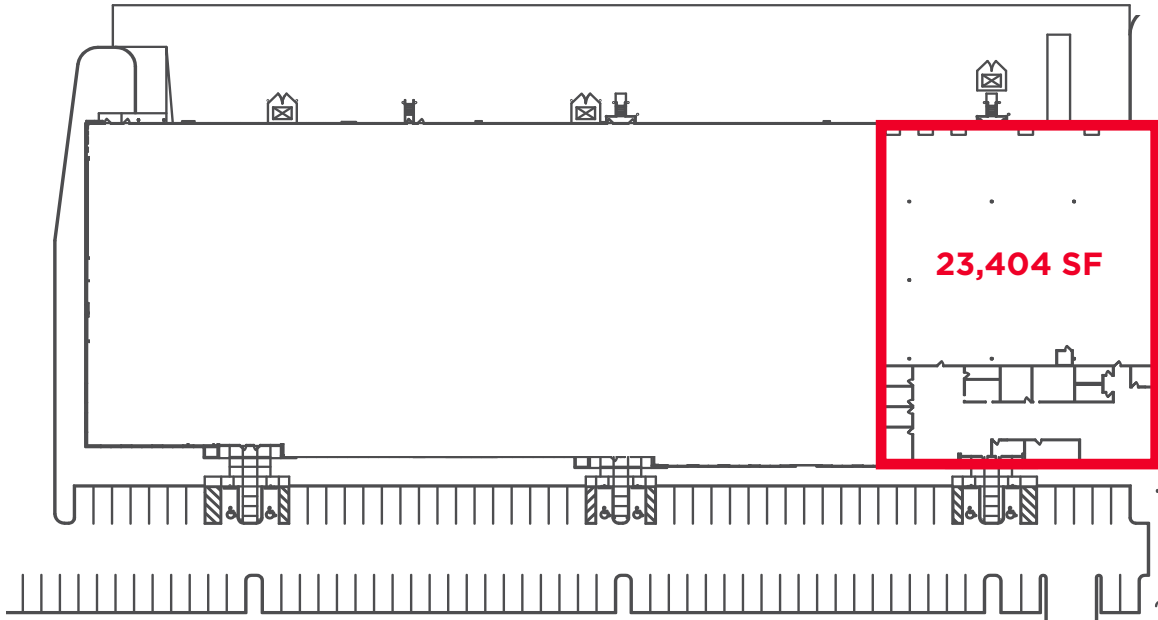
CUSHMAN & WAKEFIELD

FOR LEASE

23,404 SF

611 LAMBERT POINTE DR | ST. LOUIS, MO

SITE PLAN



FOR MORE INFORMATION, PLEASE CONTACT:

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