FOR LEASE

3797 Rider Trail S

Earth City, MO 63045

Lease Rate:

$7.95 PSF, NNN

CONTACT US

Andy Port
Senior Vice President
+1 314 584 6254
andy.port@colliers.com

Daniel Bamberger, SIOR
Executive Vice President
+1 314 584 6226
daniel.bamberger@colliers.com

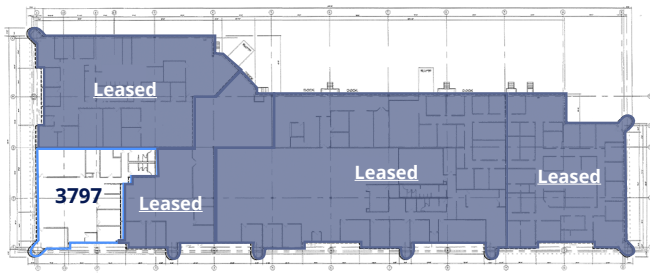
Colliers
101 South Hanley Road
Suite 1400
St. Louis, MO 63105
+1 314 863 4447
colliers.com/stlouis

Property Highlights

- 4,359 SF available for lease
- 100% office finish
- Located in Earth City Business Park
- Newer roof and HVAC units
- 3/1,000 SF parking ratio
- Excellent access to Interstate 70 and Highway 141

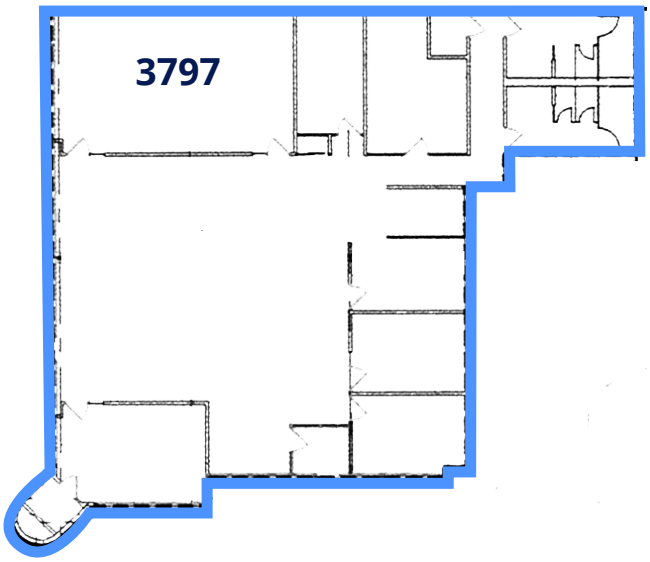
This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any 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). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

AVAILABILITIES



Suite 3797

- 4,359 SF available
- 100% office finish
- ADA restrooms
- End cap suite



LOCATION

Demographics	3 Miles	5 Miles	7 Miles
Population	42,893	135,836	269,134
Households	18,991	58,695	116,593
Avg HH Income	$99,333	$109,263	$108,642
Businesses	3,044	6,452	12,516
Employees	57,993	110,357	199,963

CONTACT US

Andy Port
Senior Vice President
+1 314 584 6254
andy.port@colliers.com

Daniel Bamberger, SIOR
Executive Vice President
+1 314 584 6226
daniel.bamberger@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). © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.