

# Professional Office Space For Lease or Sale

5520 Telegraph Road

St. Louis, MO 63129



**715 SF Office Condo**  
**Asking Price: \$129,900**  
**Lease Rate: \$18-20/sf/yr**

**Jared Stone, Associate**

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**Joseph Lampe, Director - Healthcare**

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The information contained herein has been obtained from the owner of the property or from other sources. The brokers do not guarantee the accuracy of the information. Sellers and brokers make no representation as to the environmental or other condition of the property and recommend that purchaser/tenant investigate fully.



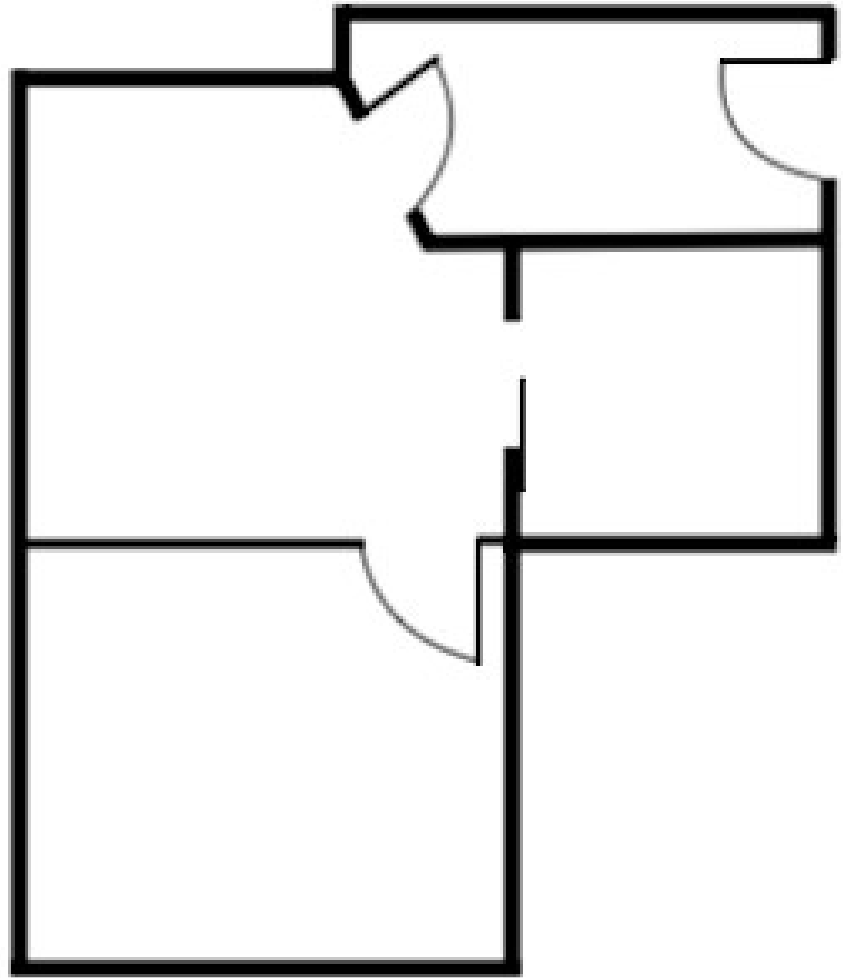
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## **Building Amenities:**

- Well maintained professional office condominium with a flexible layout suitable for financial advisory, general office, counseling, therapy, chiropractic, etc.
- Roadside monument signage with high visibility along Telegraph Road
- Convenient access to I-55 and I-270
- Corner suite featuring dual window lines, providing excellent natural light
- Existing office furniture available for purchase, including desks, shelving, chairs, etc.

★ **Seller to provide a \$3,000 credit toward Buyer's closing cost**

***FOR ADDITIONAL INFO, CONTACT:***



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