

FOR LEASE

4132 Shoreline Drive

Earth City, MO 63045

Lease Rate:

\$7.25 PSF, NNN

CONTACT US

Billy Spence

Associate Vice President
+1 636 278 0565
billy.spence@colliers.com

Joseph Hill, CCIM, SIOR

Executive Vice President
+1 314 584 6213
joseph.hill@colliers.com

Colliers

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

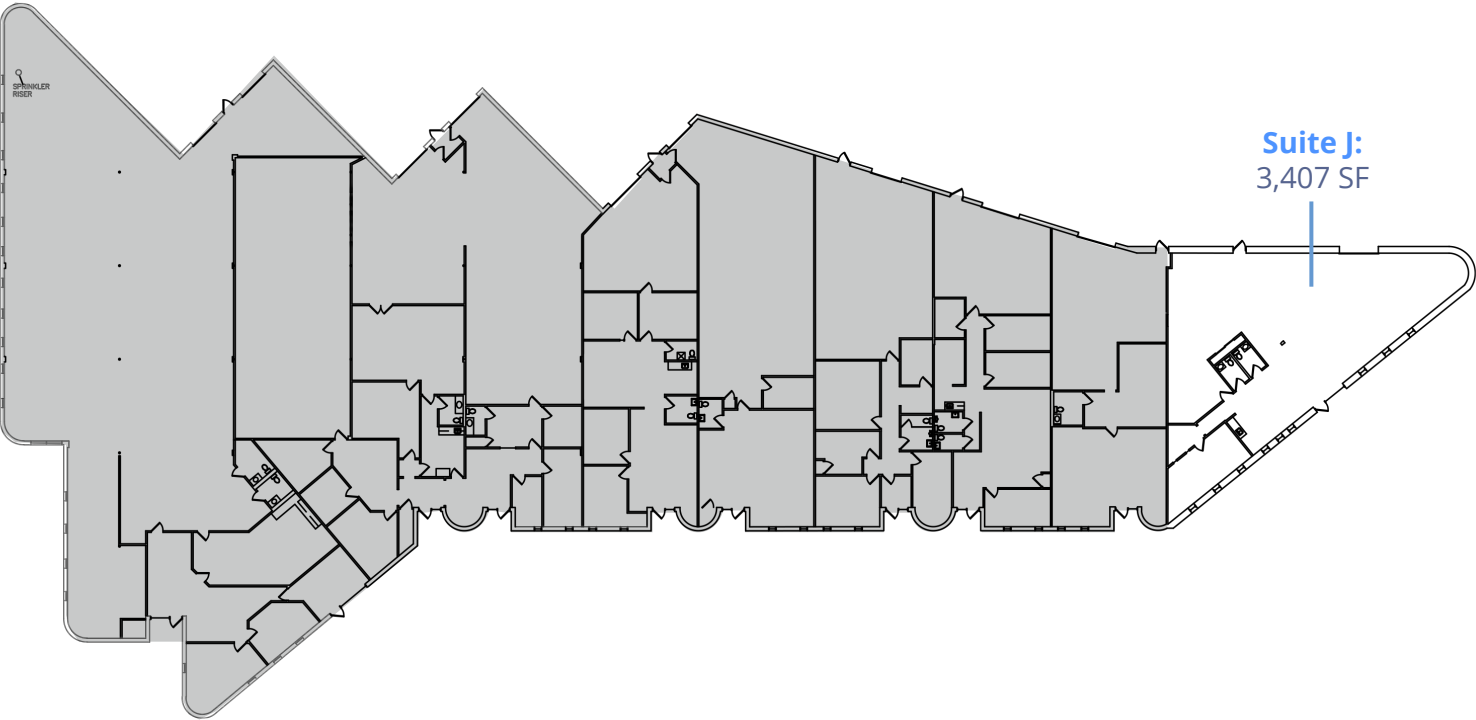
Industrial End Cap Available For Lease at Shoreline Center

Highlights

- 3,407 SF for lease
- Available November 1, 2026
- End cap unit
- One (1) grade level drive-in
- 16' clear ceiling height
- 100% climate-controlled

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.

FLOOR PLAN



LOCATION



Demographics	3 Miles	5 Miles	7 Miles
Population	42,311	132,772	268,006
Households	18,178	57,704	116,428
Avg HH Income	\$104,730	\$113,016	\$111,015
Businesses	2,826	6,187	12,003
Employees	60,652	115,866	207,271

CONTACT US

Billy Spence

Associate Vice President
+1 636 278 0565
billy.spence@colliers.com

Joseph Hill, CCIM, SIOR

Executive Vice President
+1 314 584 6213
joseph.hill@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.