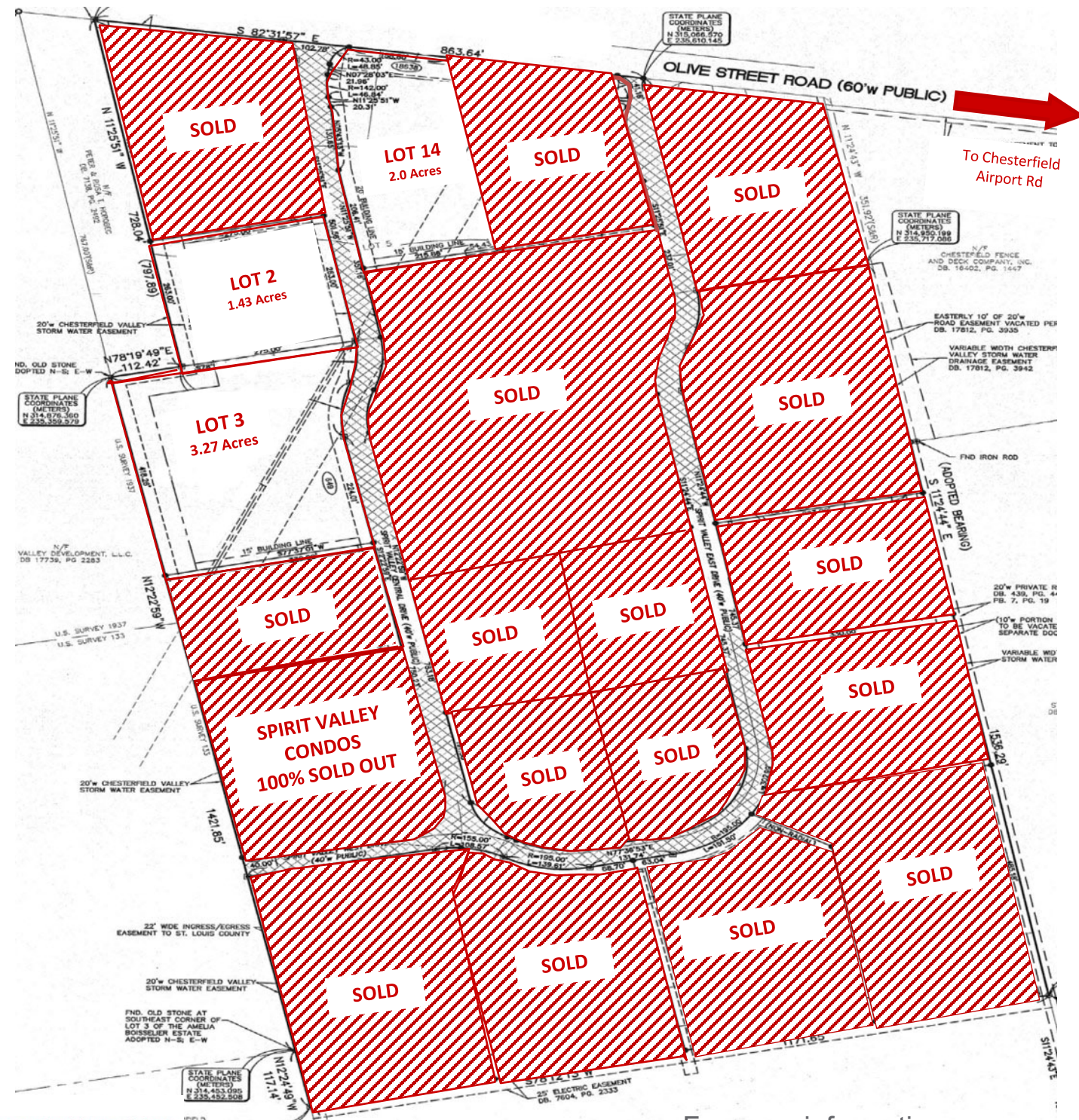


SPIRIT VALLEY BUSINESS PARK Development Plan



For more information:

Dan Hayes

314 994 4068 Direct

314 401 4944 Mobile

dhayes@naidesco.com

NAIDESCO

Spirit Valley
BUSINESS PARK

Industrial/Office Lots
Sale/Lease
1-3+ Acres



Spirit Valley Business Park

Chesterfield (Valley), MO 63005

Property Features

- Business park in Chesterfield Valley across from St. Louis Premium Outlets
- 80 acre development of 1 to 20 acre lots
- Screened outside storage capabilities permitted
- Office/warehouse, office or light manufacturing use
- Great access to I-64/40 and Highway 109
- Services both west St. Louis County and southern St. Charles County from one location
- Full public utilities and public streets

Sale Price:
\$8.75 psf Land
lease/built to suit
available

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NAIDESCO

8112 Maryland Ave, Suite 300 | St. Louis MO 63105
314 994 4800 | info@naidesco.com | naidesco.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease or purchase.

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Chesterfield, MO

I-64

Access Point



Chesterfield Airport Rd.

Olive Street Rd.

Westbound On Ramp

Blue Valley Development



CAVENDERS
ROOT CITY

allegiant
nonstop

Edie Bauer
OFF 5TH



ST. LOUIS
PREMIUM OUTLETS
A SHOP CENTER

COACH

Finistr Line



Missouri River

Daniel Boone
Bridge

St. Louis County

St. Charles County

Rombach Pumpkin Farm

SOLD

Lot 14
2.0 Ac.



CHESTERFIELD
FENCE & DECK
"The Right Way Now The Very Best"



FreshAir



SOLD

SOLD

SOLD

THE PLACE
Auto Condos

100%
SOLD OUT

Spirit Valley West Dr.

Spirit Valley Central Dr.

Spirit Valley East Dr.

SOLD

Lot 2
1.432 Ac.

Lot 3
3.271 Ac.



AVAILABLE

PHASE II

8+ Acres
SOLD

AVAILABLE

Dan Hayes
314-994-4068
dhayes@naidesco.com

