



FOR LEASE

5432 Eagle Industrial Ct

Hazelwood, MO 63042

Lease Rate:

\$5.50 PSF, NNN

CONTACT US

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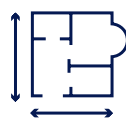
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33,000 SF Distribution Space Available For Lease in Hazelwood



75,270 SF
Total Building Size



33,000 SF
Total Available



±800 SF
Office Space



21' - 22'
Clear Height



30 x 32
Column Spacing



6
Docks
(4 with levelers)



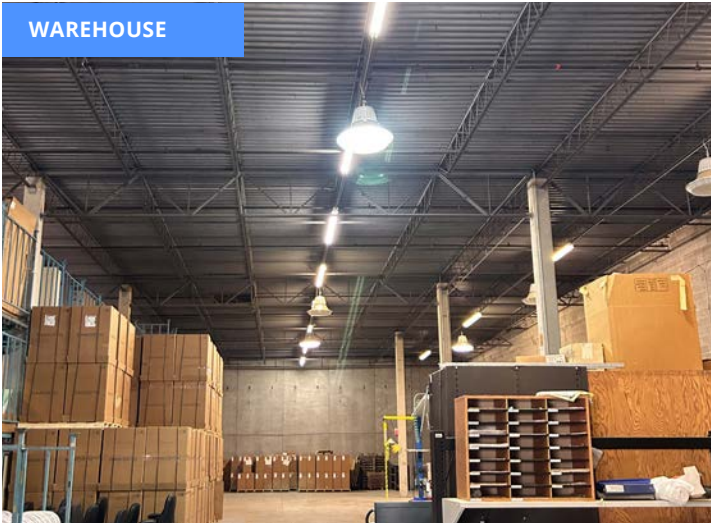
1
Ramped Drive-In
(10' x 10')



277/480
Volt, 3-phase
electric

PROPERTY PHOTOS

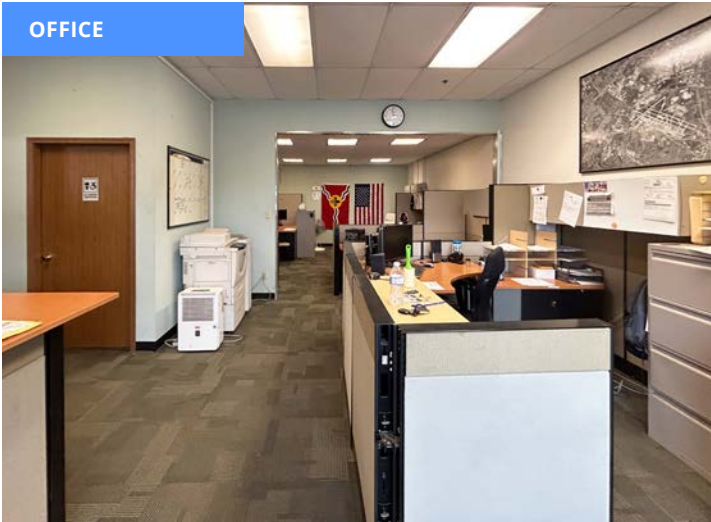
WAREHOUSE



DOCK LEVELER



OFFICE



SUITE ENTRANCE



LOCATION



Demographics	Population	Households	Avg HH Income	Businesses	Employees
1 Mile	1,645	738	\$61,043	179	3,881
3 Miles	41,232	18,000	\$82,280	2,279	41,778
5 Miles	151,847	63,212	\$79,659	6,362	109,447

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