

H I L A N D
C O M M E R C I A L

500 S. Brentwood Blvd
Clayton, MO 63105

500 S. BRENTWOOD BLVD

Rare Free-standing
Clayton Building
For Lease or Sale



PROPERTY HIGHLIGHTS

Rare free-standing building for sale or lease in the premiere Clayton submarket

Perfect for professional office, medical, or retail use

Up to ~3,500 square feet available

Building signage available

Over 25,000 vehicles per day on S. Brentwood Blvd

Excellent ingress and egress

Easy access to I-170, I-64/40 and Forest Park Parkway

Additional parking available

Well-capitalized ownership can build to suit tenant's needs

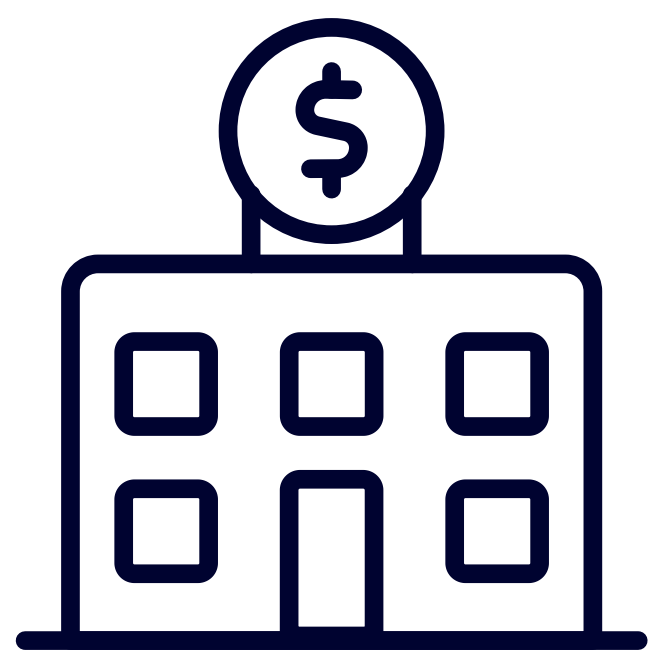
Full renovation completed in 2024

For Lease: \$38.50 PSF NNN

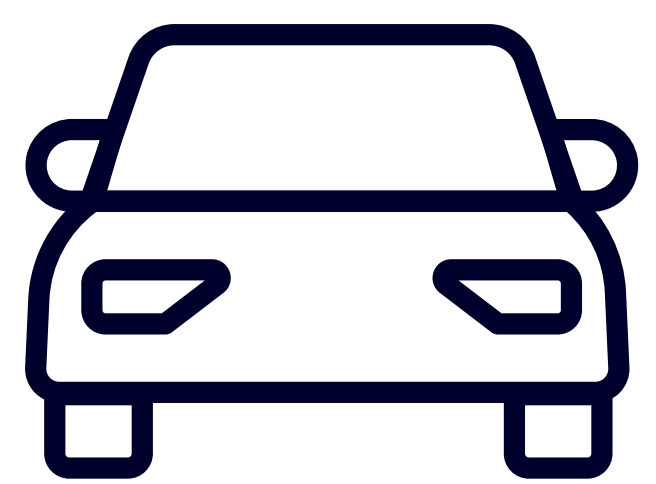
For Sale: Contact Broker

BUILDING
SIGNAGE
OPPORTUNITY



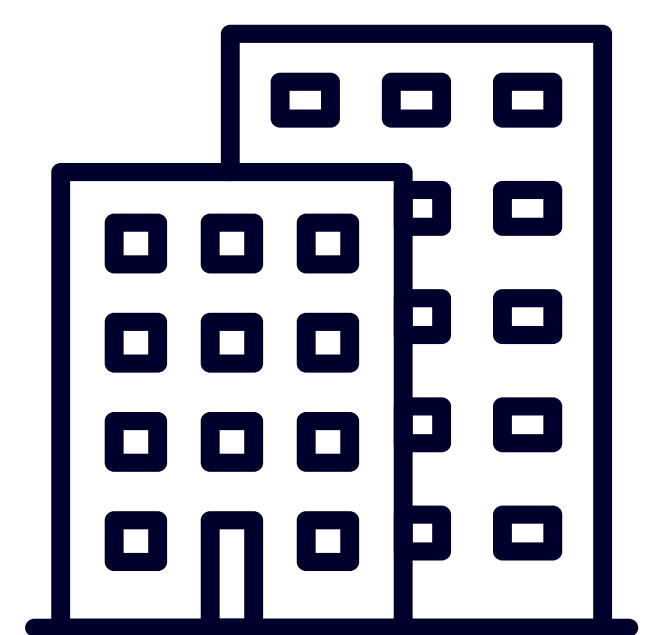


\$38.50
PSF NNN



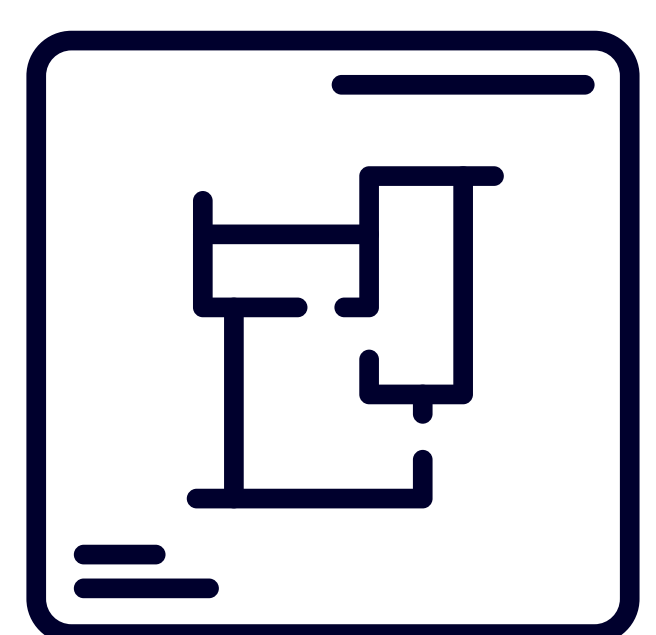
25,000+
VEHICLES PER DAY

SIGN
OPPORTUNITY



A
CLASS BUILDING

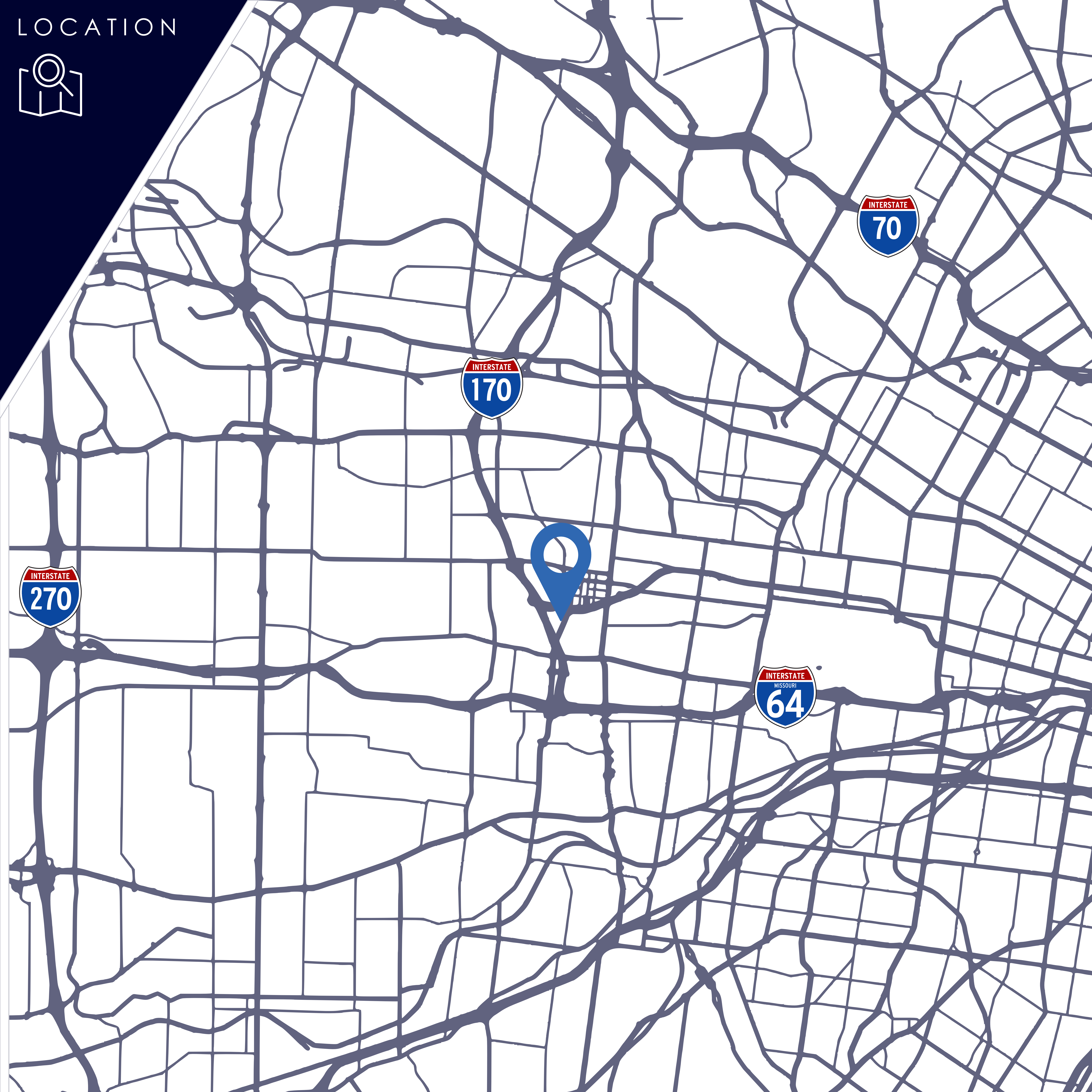
2024
RENOVATION



3,500
SF BUILDING

BTS
OPPORTUNITY

LOCATION





AERIAL



**500 S. Brentwood Blvd
Clayton, MO 63105**

For Additional Information, Please Contact

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