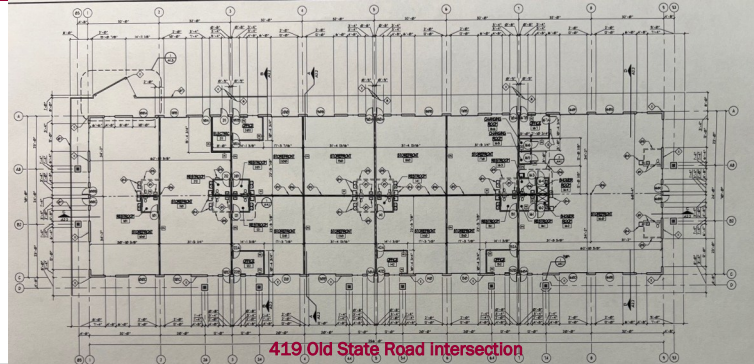




419 Old State Road Flex Space
Zoned M1 Light Industrial
Retail/Office/Warehouse



West County's Newest Flex Space in Ellisville, Missouri 419 OLD STATE ROAD

- SPLIT BLOCK MASONRY CONSTRUCTION.
- SPACES AS SMALL AS 1,125 SQ. FT. AVAILABLE.
- SIGNALIZED INTERSECTION OF PIERSIDE & OLD STATE.
- UNITS FEATURE 16' HIGH CLEAR CEILING HEIGHTS.
- LARGE 14' TALL AND 12' WIDE GARAGE DOORS.
- MEZZANINES IN SELECT UNITS FOR ADDITIONAL STORAGE.
- SHARED DOCK ACCESS WITH COVERED WALKWAY TO UNITS.
- LARGE SIGNATURE MONUMENT SIGNAGE FOR TENANTS .
- LARGE PARKING LOT WITH OVERSIZE TRAILER PARKING.
- TRAFFIC AND TRUCK CIRCULATION AROUND BUILDING.
- TOTAL CONDITIONED UNITS HEATED AND COOLED.
- OCCUPANCY EARLY 2026.
- EXCELLENT VISIBILITY ON OLD STATE ROAD OVER 20K VPD
- ZONED M1 LIGHT INDUSTRIAL ACCOMMODATES MULTIPLE USES
- USE QR CODE PROVIDED FOR A VIDEO TOUR OF THE UNITS

CLICK QR FOR VIDEO TOUR



419 Old State

For more information or tours please call Charles St. Onge, CCIM (314) 591-6606



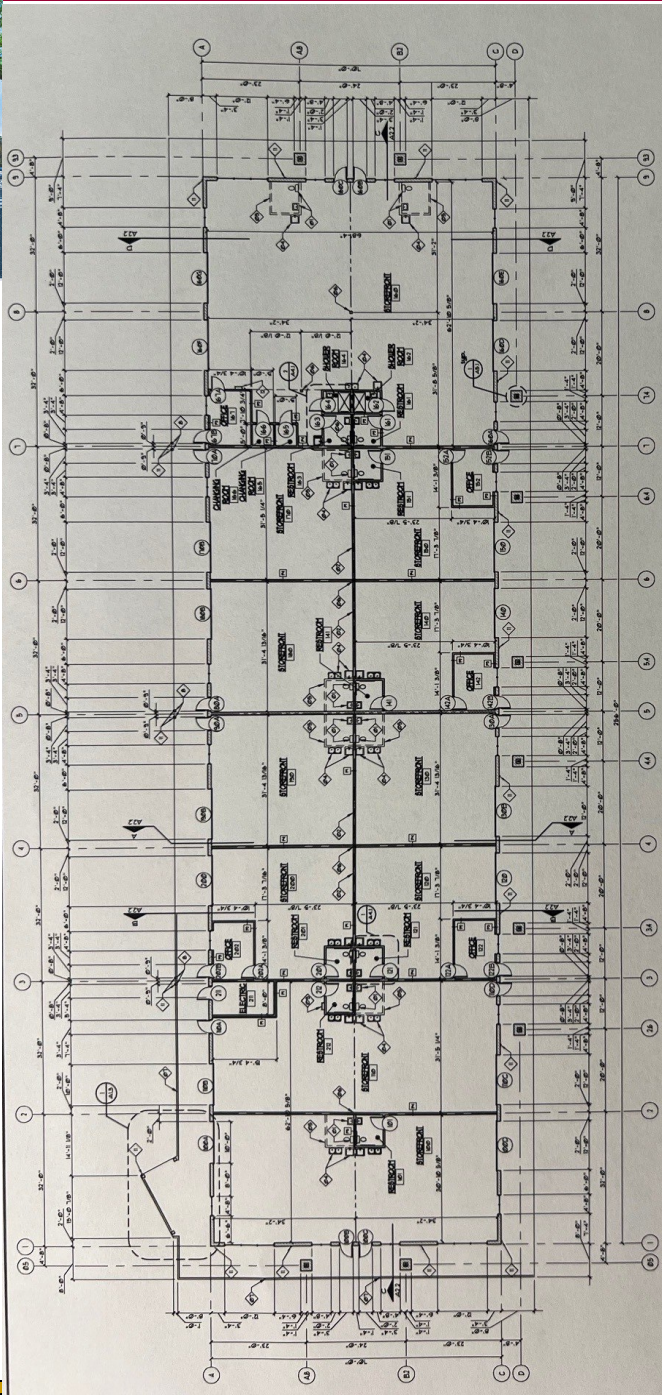
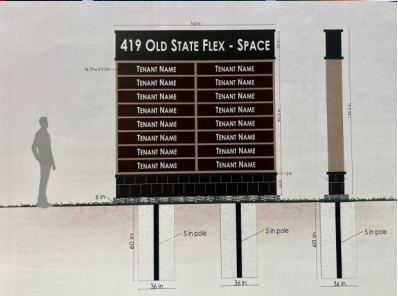
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Visit our Website

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419 Old State Road Flex Space Retail/Office/Warehouse FOR LEASE



CLICK QR FOR VIDEO TOUR



419 Old State

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