

NORTH WARSON INDUSTRIAL CENTER

FOR LEASE | WAREHOUSE/INDUSTRIAL

1067 - 1151 N. WARSON ROAD
ST. LOUIS, MO 63132



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NORTH WARSON INDUSTRIAL CENTER

FOR LEASE | Property Details

North Warson Industrial Center is a 317,109 SF industrial park comprised of four industrial buildings with a total 15 tenant spaces. Conveniently located near the intersection of Olive Boulevard and North Lindbergh Boulevard, it lies within the innovative 39 North District and is close to both the Donald Danforth Plant Science Center and the Bayer Campus.

North Warson Industrial Center offers a vast amount of loading options for warehouse tenants and monument signage visible to North Warson Road.

Major Tenants:



Available Spaces:

1067 North Warson Road*

Building A

9,318 SF

Lease Rate: \$7.25/SF NNN

1071 North Warson Road*

Building A

19,000 SF

Lease Rate: \$7.25/SF NNN

**Suites can be combined for a total of 28,318 SF*

1101 North Warson Road

Building B

16,200 SF

Lease Rate: \$6.95/SF NNN



SITE MAP

BUILDING B
99,273 SF

BUILDING C
61,612 SF

BUILDING D
92,081 SF

BUILDING A
64,143 SF

North Warson Road

AVAILABILITY | BUILDING A

Address	1067 North Warson Road St. Louis, MO 63132
Total Building SF	64,143 SF
Use	Warehouse
Available SF	9,318 SF
Office SF	800 SF
Clear Height	17' 6"
Column Spacing	30' x 30'
Loading Docks	One (1)
Drive-ins	One (1) ramped
Sprinkler System	Wet
Available Date	January 1, 2026

Can be combined with adjacent suite for a total of 28,318 SF

Lease Rate:

\$7.25/SF NNN

1067
9,318 SF



AVAILABILITY | BUILDING A

Address	1071 North Warson Road St. Louis, MO 63132
Total Building SF	64,143 SF
Use	Warehouse
Available SF	19,000 SF
Minimum Divisible SF	9,500 SF
Office SF	Approximately 1,500 SF
Clear Height	17' 6"
Column Spacing	30' x 30'
Loading Docks	Four (4)
Sprinkler System	Wet
Available Date	Now

Can be combined with adjacent suite for a total of 28,318 SF

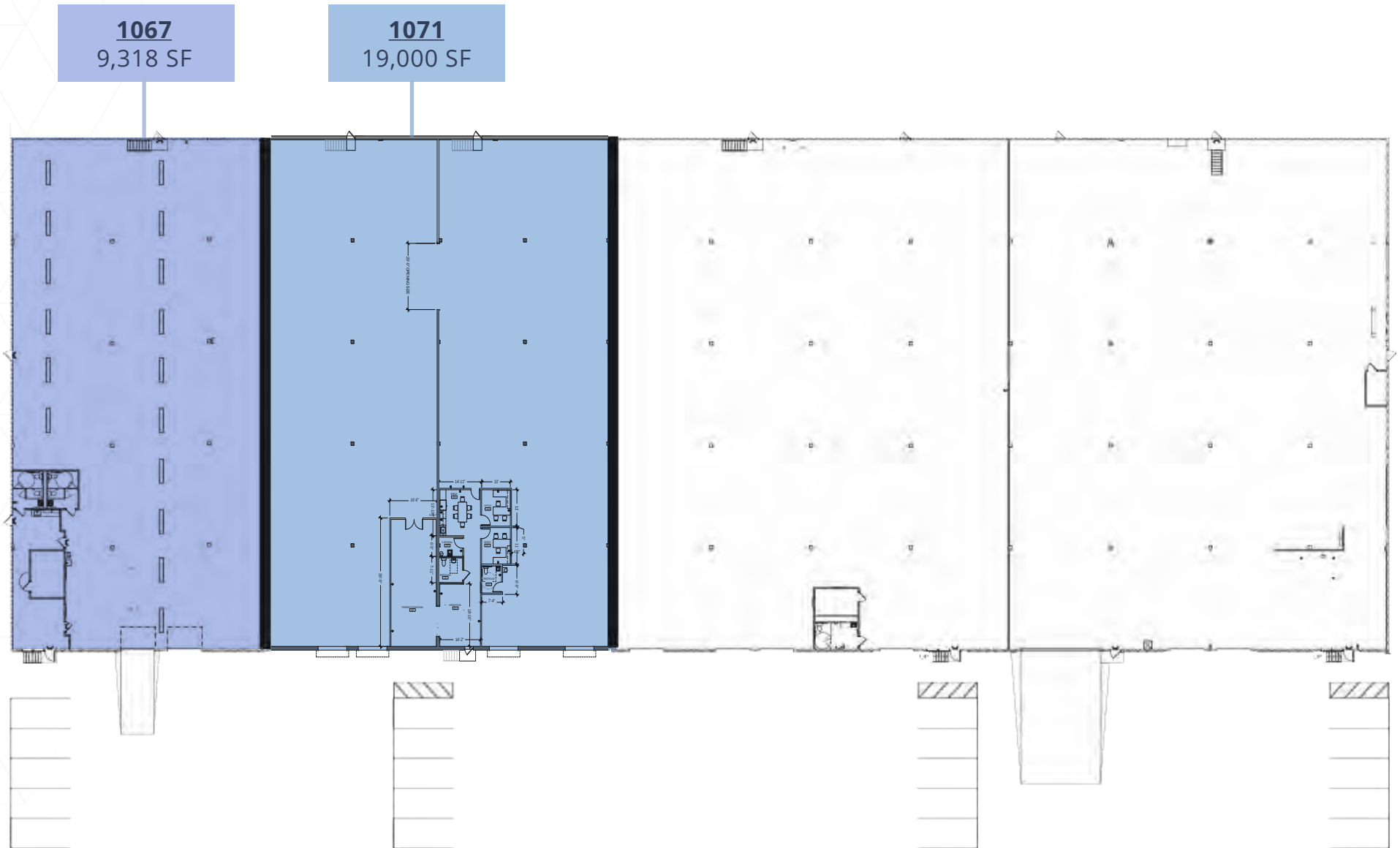
Lease Rate:

\$7.25/SF NNN



AVAILABILITY | BUILDING A

Floor Plan



AVAILABILITY | BUILDING B

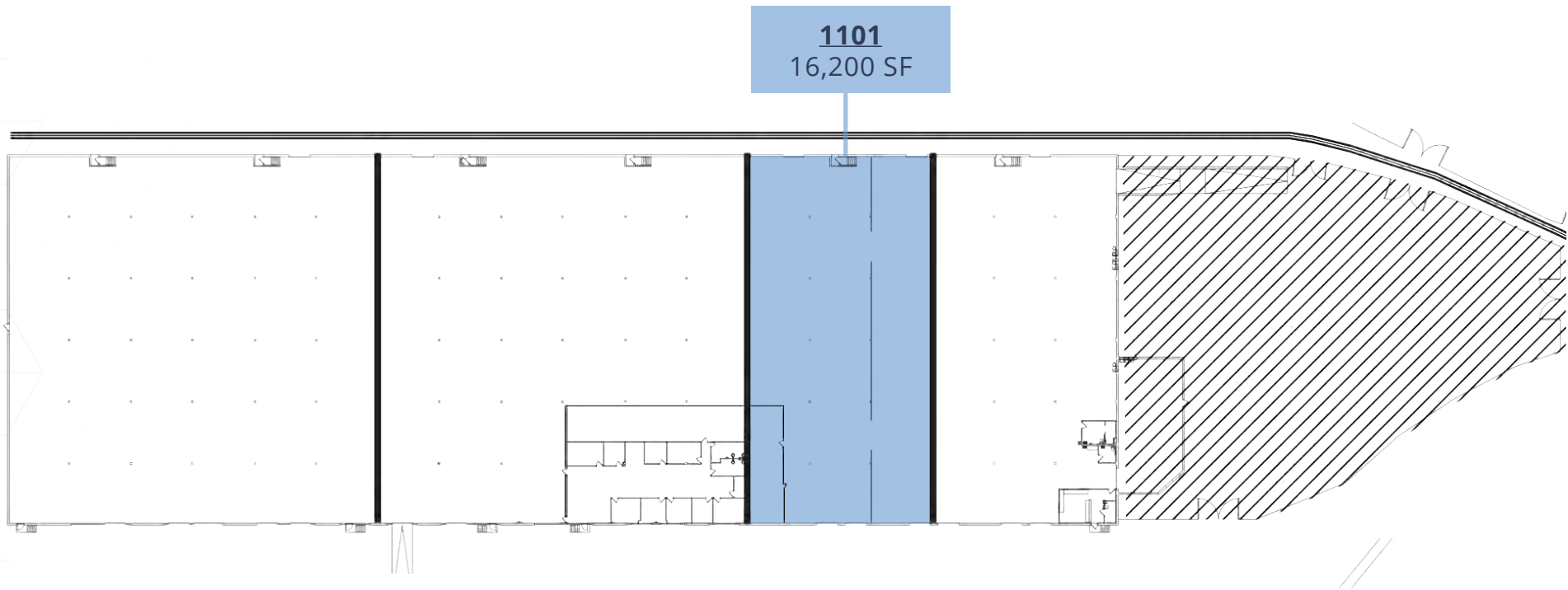
Address	1101 North Warson Road St. Louis, MO 63132
Total Building SF	99,273 SF
Use	Warehouse
Available SF	16,200 SF
Office SF	Approximately 1,000 SF
Clear Height	21'
Column Spacing	30' x 30'
Loading Docks	Three (3) dock-high loading doors
Available Date	January 1, 2026



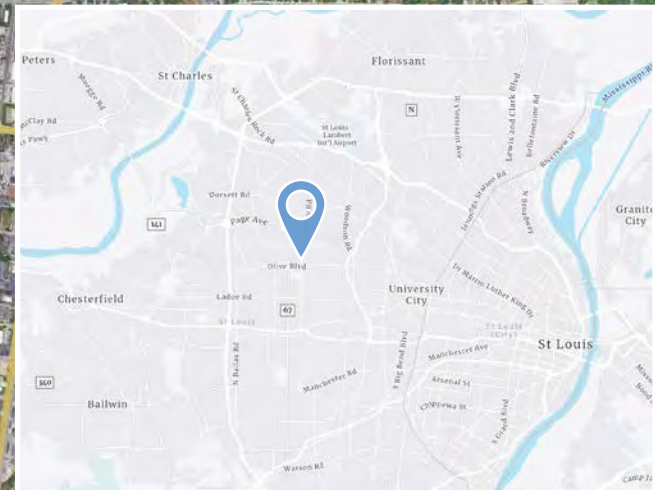
Lease Rate:

\$6.95/SF NNN

Floor Plan



LOCATION



NORTH WARSON

INDUSTRIAL CENTER

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