

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

75 W. Lockwood Ave
Webster Groves, MO 63119

WEBSTER GROVES BANK & TRUST



Premier Creative
Office Space
For Lease

PROPERTY HIGHLIGHTS

Rare premier office opportunity in the heart of the Old Webster business district

Class A office/retail building

Walkable restaurants and retail amenities nearby

Ample parking available - up to 3/1,000 SF ratio

Building signage opportunity

Centrally located with easy access to I-44 and Manchester Rd

Strong demographics in thriving trade area

Elevator served

Perfect for creative or professional office user

Recently upgraded common areas

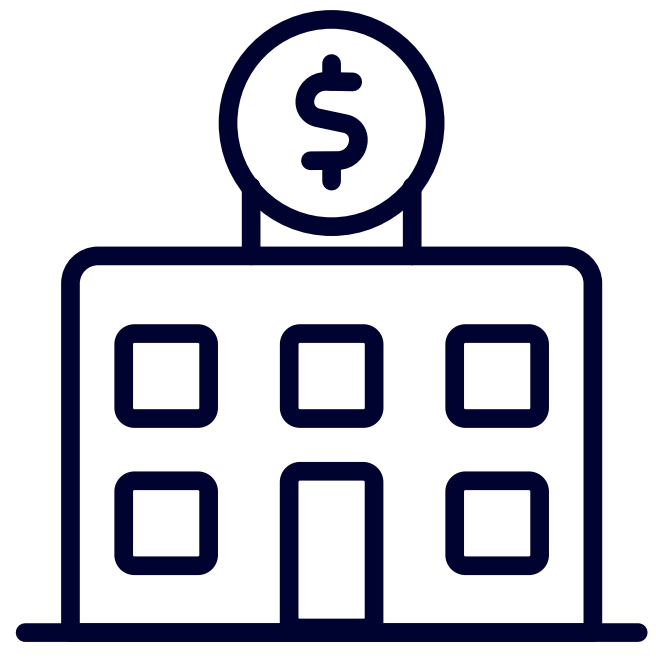
Up to 8,000 SF Available





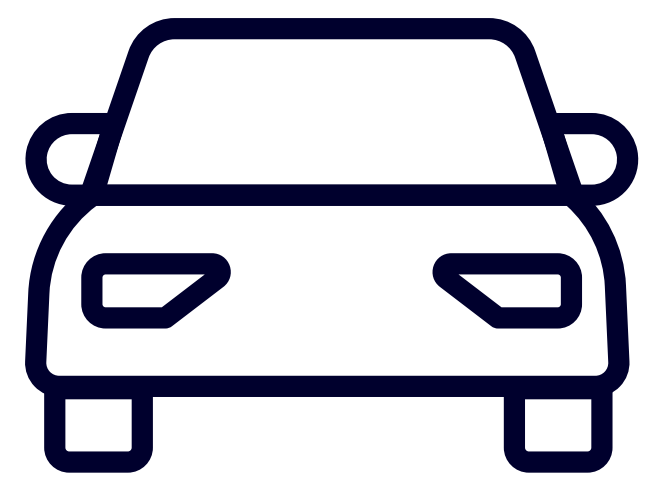
2,000 up to 8,000 RSF

FOR LEASE



\$28.00

PSF FULL-SERVICE

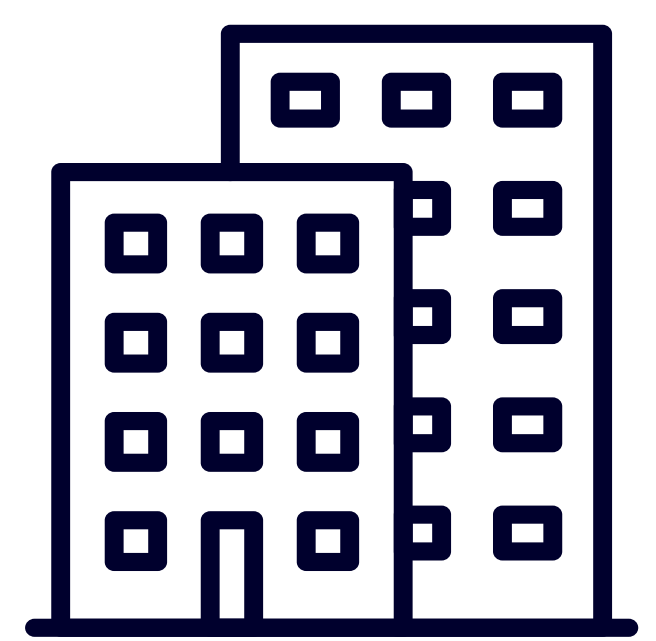


3/1,000

PARKING RATIO

2

FLOORS

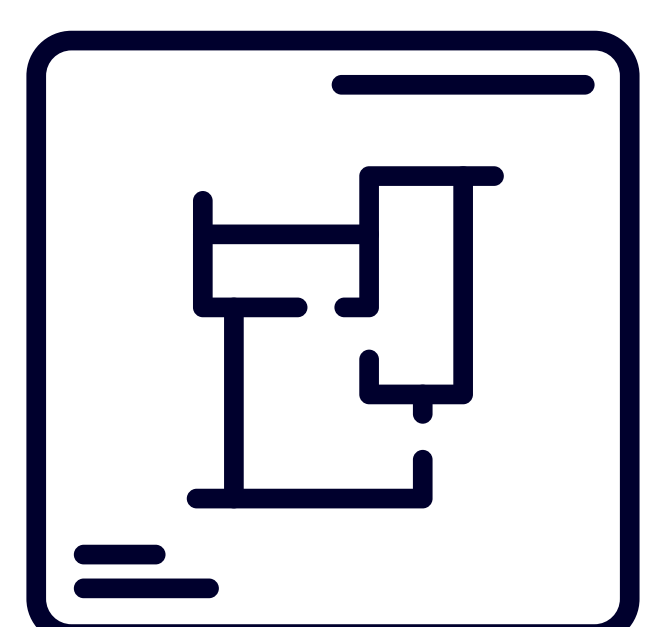


A

CLASS BUILDING

SIGN

OPPORTUNITY



2,000

SF MIN AVAILABLE

8,000

SF MAX COMBINED



CHASE

CHASE

OLD WEBSTER

OLD WEBSTER

75
WEST GERMANTOWN ST.

Accessible
Entrance

LOCATION





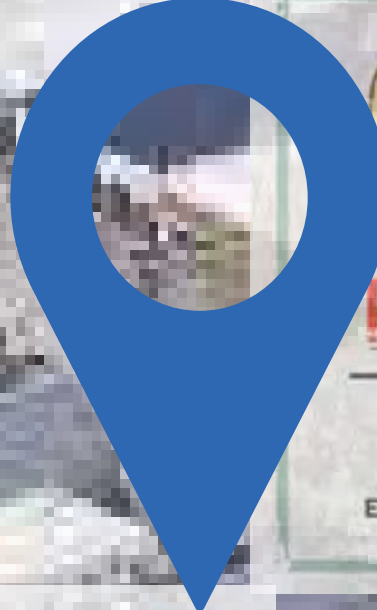
75 WEST
LOCKWOOD

SCHNARR'S
Do It Best
HARDWARE COMPANY

FIRST
BANK

WEBSTER
GROVES

REGIONS



10+0
PIZZA
EST 2020 STL MO

THE CLOVER
AND THE BEE

usbank

Llywelyn's
PUB
Established 1975

CHASE

MADRINA

THE BLOCK
A NEIGHBORHOOD ESTABLISHMENT
RESTAURANT BUTCHER
and BAR

perennial
ON LOCKWOOD

Euclid
RECORDS

le macaron
french pastries

OLIVE + OAK

SUSHI STATION

PNC BANK

SAN JOSE
Mexican Restaurant

PiNOT'S
PALETTE

Panera
BREAD

the
Parkmoon
DRIVE

Straub's
FINE GROCERS SINCE 1901



Straub's
FINE GROCERS SINCE 1901

the
Parkmoon
DRIVE

perennial
ON LOCKWOOD

MADRINA

WALKABLE

RESTAURANTS &
RETAIL AMENITIES



AERIAL



75 W. LOCKWOOD AVE
WEBSTER GROVES, MO 63119

For Additional Information, Please Contact

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