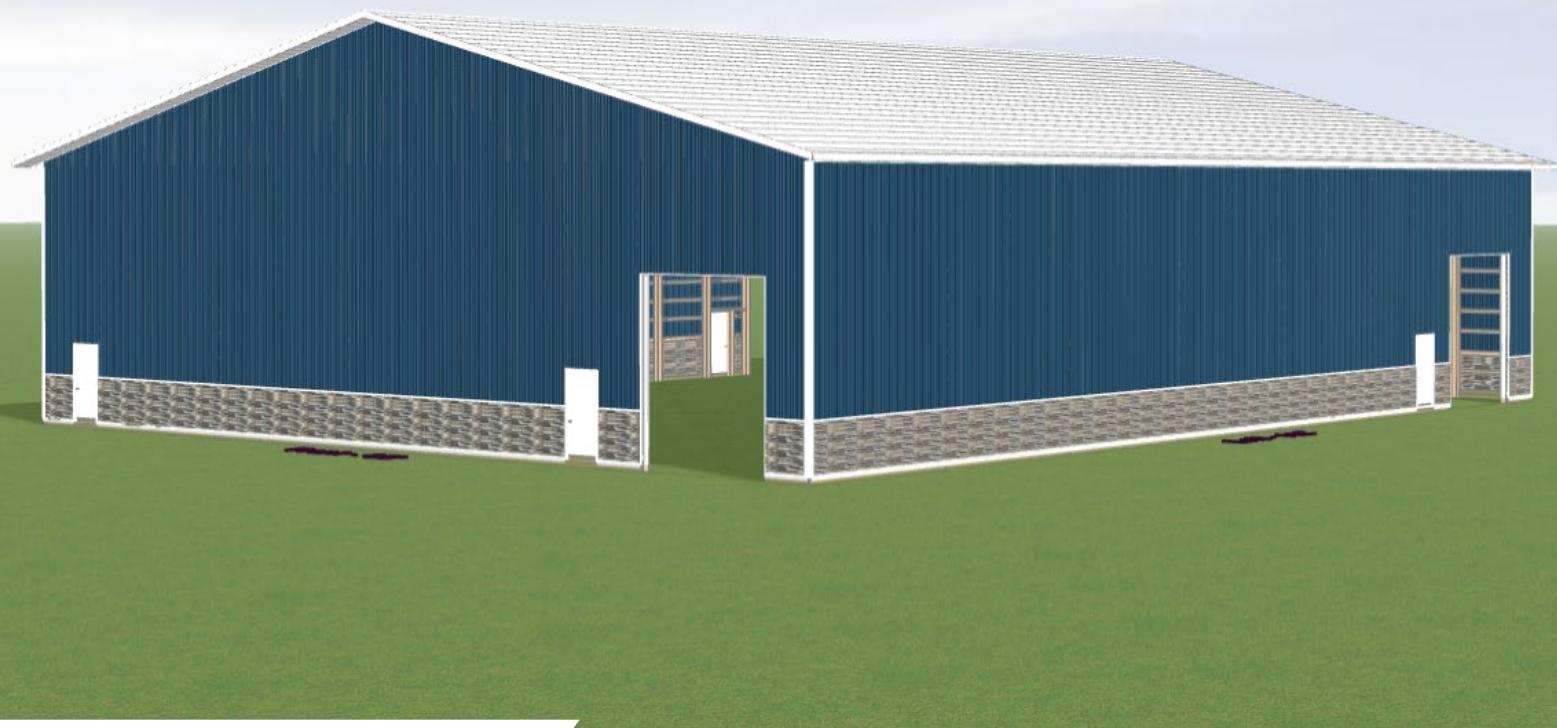


For Sale

NAIDESCO

936 Benton St.
Valley Park, MO 63088



Property Highlights



For Sale
9,856 SF on .44 AC



New Construction Metal
Industrial Building



Levee
Protected



Sale Price:
\$1,599,000

For more information, please contact:



William Barnes
d (314) 994 - 4401
c (314) 578 - 1708
wbarnes@naidesco.com



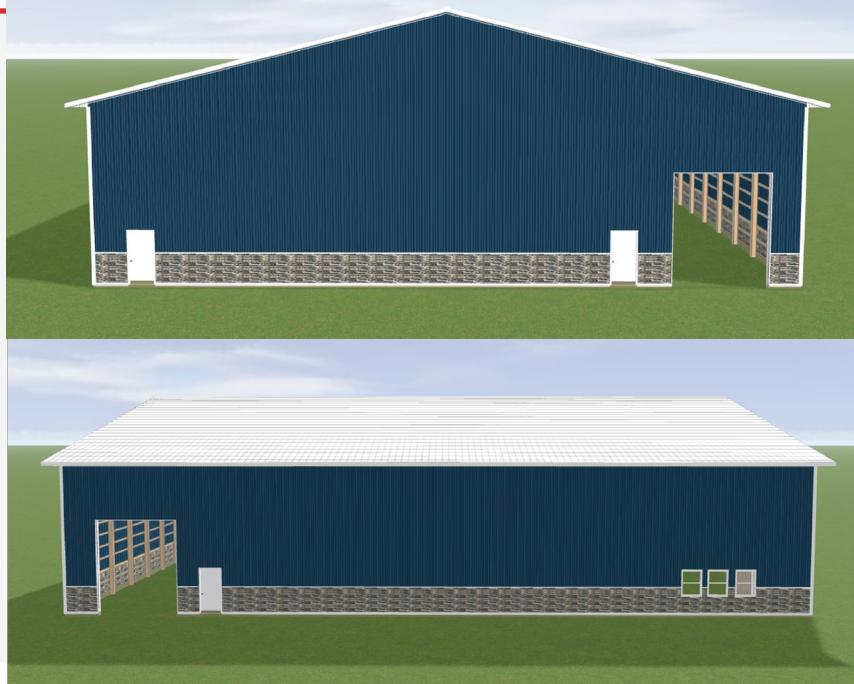
Tim Cribbin
d (314) 994 - 4448
c (314) 971 - 6622
tcribbin@naidesco.com

NAIDESCO
8112 Maryland Ave, Suite 300
St. Louis, MO 63105
(314) 994 - 4800
naidesco.com

Property Features

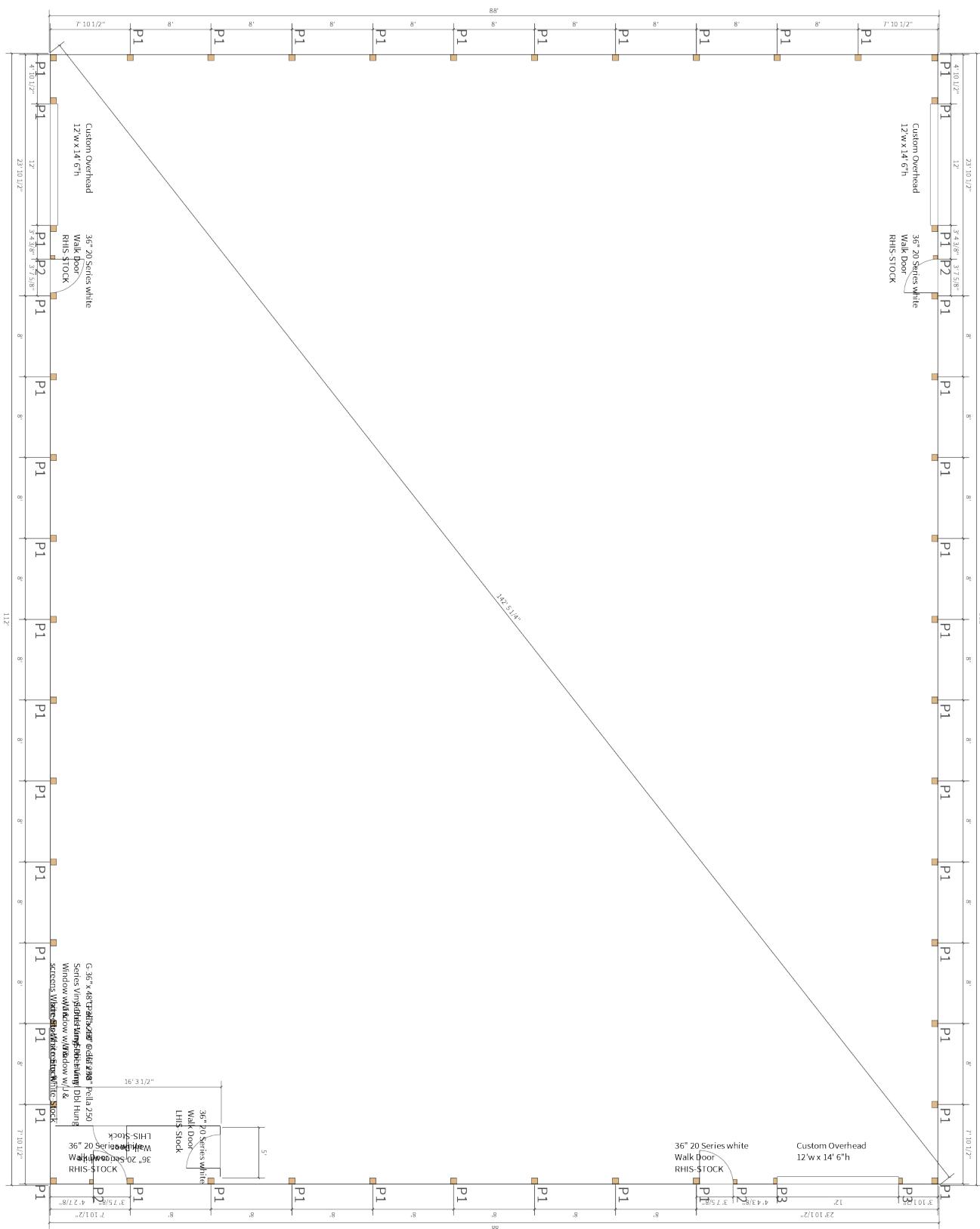
- 9,856 SF New Construction Metal Industrial Building (Completion: April 2026)
- Approx. 500 SF Office | 9,356 SF Warehouse
- Located on 0.44 Acres, Levee Protected
- Three 12' x 14' Overhead Garage Doors
- 22' Clear Height
- LED Lighting
- R30 Insulated Ceiling; R19 Insulated Walls
- Power: Single-phase, 400 AMP (potential to add 3-phase)
- Exterior: Wainscoting Paneling

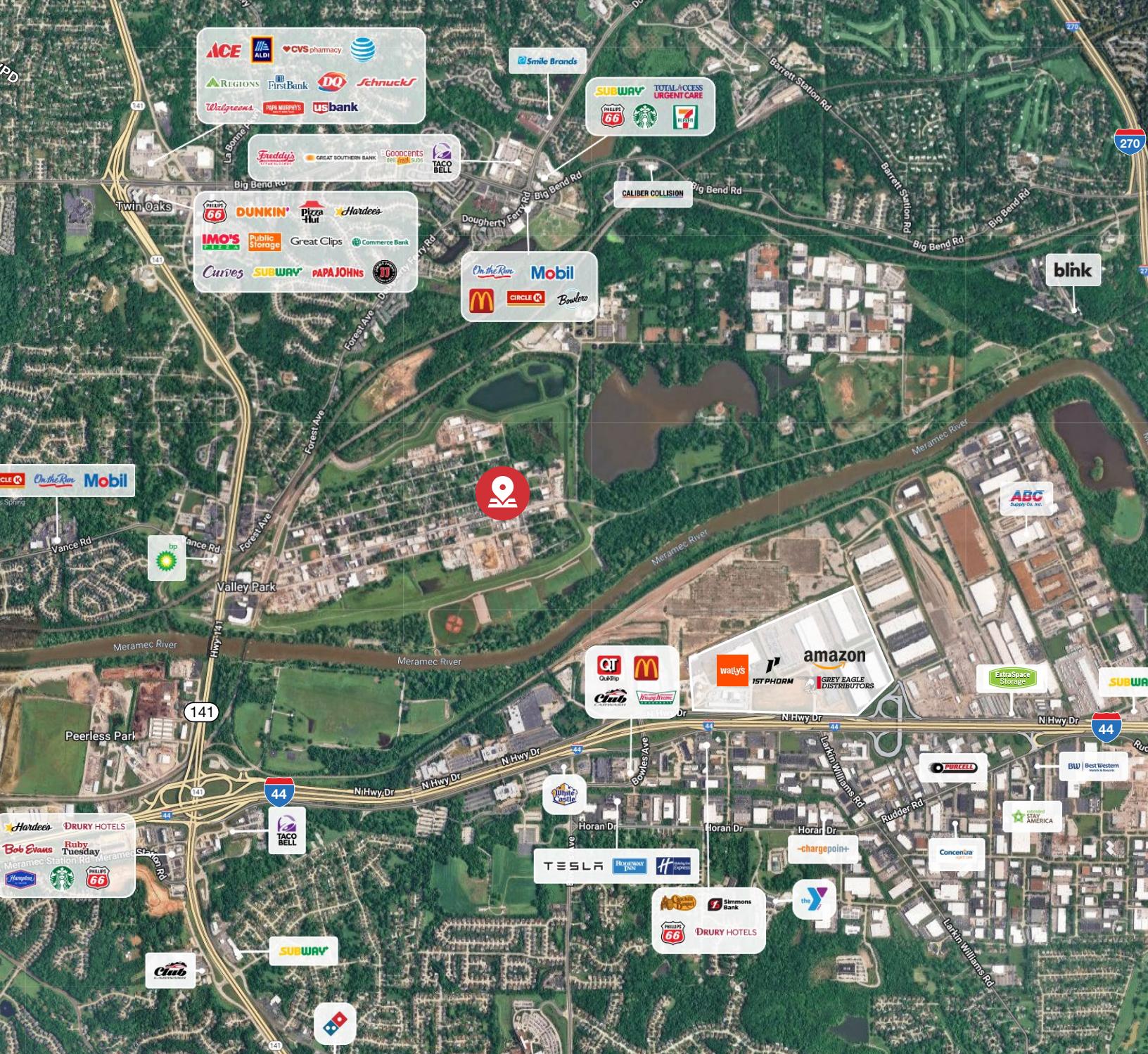
 **Sale Price: \$1,599,000**



Floor Plan

Example Overall Floor Plan





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