

# MAGNA PLACE

1401 South Brentwood Boulevard, St. Louis, MO 63144

**JIM LOFT, SIOR, CCIM**

314 584 6223

[jim.loft@colliers.com](mailto:jim.loft@colliers.com)

**COLLIERS INTERNATIONAL**

101 South Hanley Road, Ste. 1400

St. Louis, MO 63105

314 863 4447

[colliers.com/stlouis](http://colliers.com/stlouis)



HOME

HIGHLIGHTS

AVAILABILITY

AERIAL

PHOTOS

## Property Highlights

With exceptional views in all directions, Magna Place is adjacent to some of the area's most popular amenities: The St. Louis Galleria, Brentwood Square, Brentwood Promenade, Dierberg's Brentwood Point, The Meridian, and The Boulevard Saint Louis, presenting an abundance of retail, shopping, and dining venues.

- › Free attached covered parking
- › Building conference room
- › Private Bank with ATM
- › 1401 Bistro Cafe
- › Fitness center
- › Dry cleaning
- › Car detailing services
- › On-site management
- › Vending area
- › On-site storage
- › Coded access sensor card security system
- › Fiber optics and wireless service
- › Participant in AmerenUE's Energy Efficiency Program
- › Participant in multiple Recycling Programs
- › Unparalleled access to Interstate 64 and 170

## Building Information

### MAGNA PLACE AT-A-GLANCE

Ownership	Altus Properties
On-Site Management	Colliers International
Property Type	Class A
Year Built	1989
Total SF	Approximately 175,000
Floors	Ten (10)
Parking	3.50/1,000 (620 covered spaces)
Suites Available	Suite 1000 (Top Floor): 9,145 SF; Suite 835: 862 SF; Suite 170: 2,623 SF
Max Contiguous	9,145 square feet (full floor)
Lease Rate	\$31.00/SF, Full Service



This document/email has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). © 2018. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.

**JIM LOFT, SIOR, CCIM**  
314 584 6223  
[jim.loft@colliers.com](mailto:jim.loft@colliers.com)



## Space Available

Click the suite number to view floor plan

SUITE	RSF	FLOOR
<a href="#">170</a>	2,623	Floor 1
<a href="#">835</a>	862	Floor 8
<a href="#">1000</a>	9,145	Top Floor

**JIM LOFT, SIOR, CCIM**

314 584 6223

[jim.loft@colliers.com](mailto:jim.loft@colliers.com)

HOME

HIGHLIGHTS

AVAILABILITY

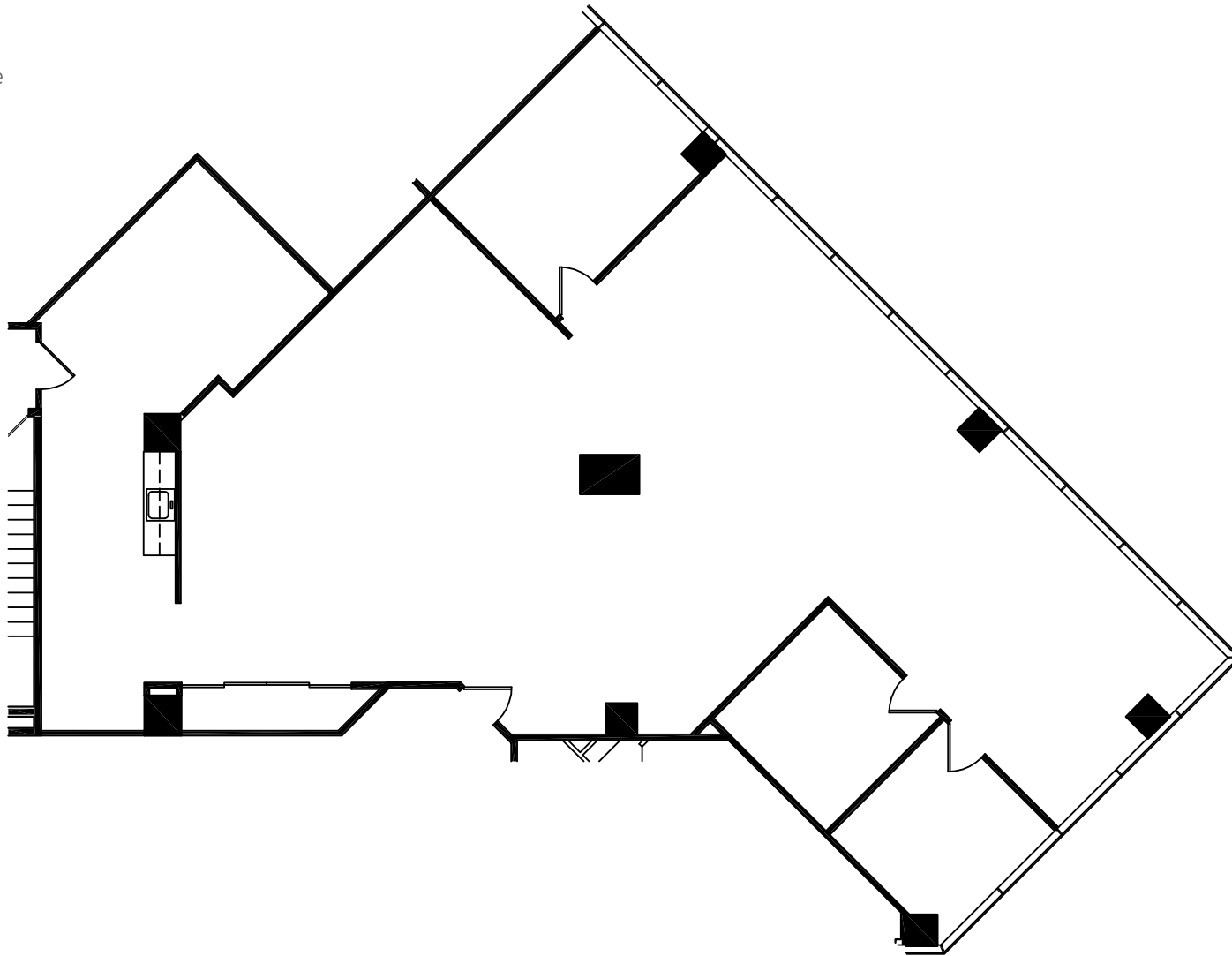
AERIAL

PHOTOS

## Suite 170

2,623 RSF

> Immediately available

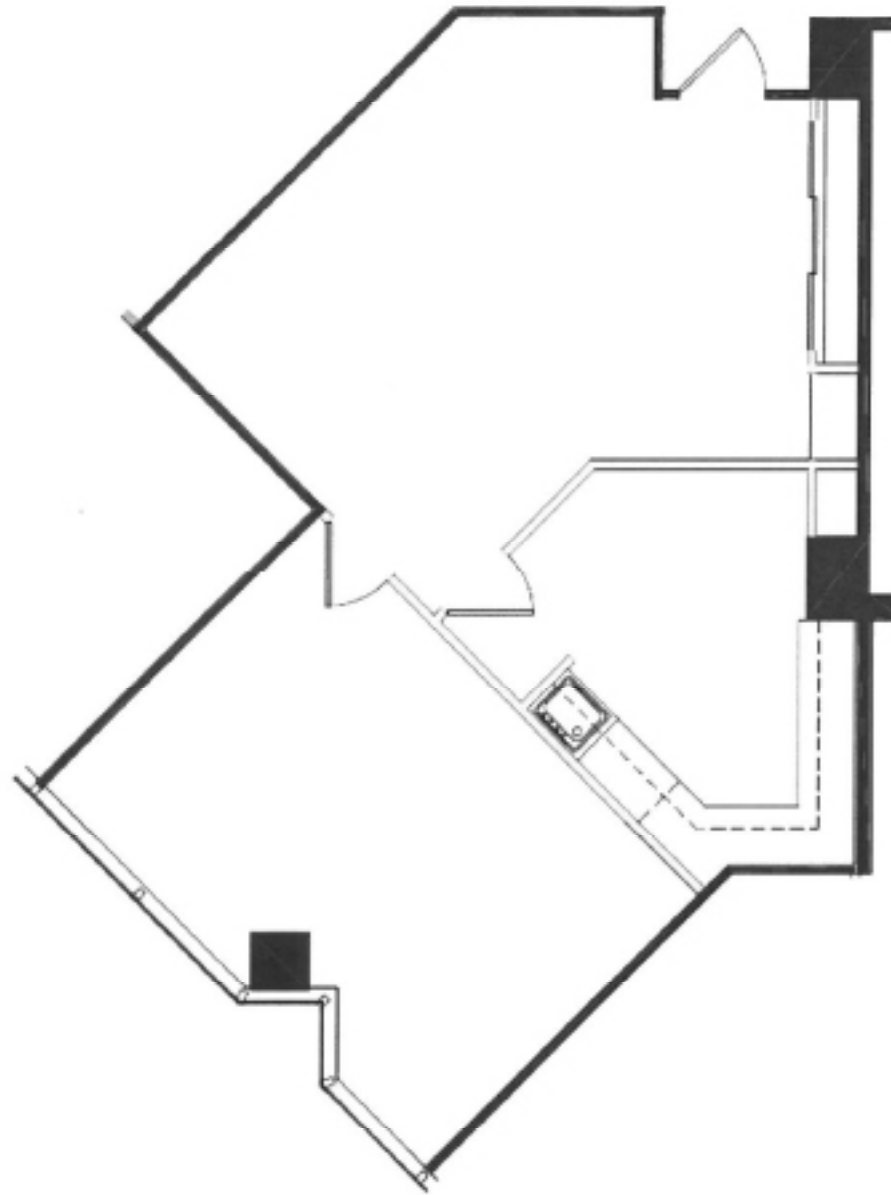


JIM LOFT, SIOR, CCIM  
314 584 6223  
[jim.loft@colliers.com](mailto:jim.loft@colliers.com)

## Suite 835

862 RSF

> Immediately available

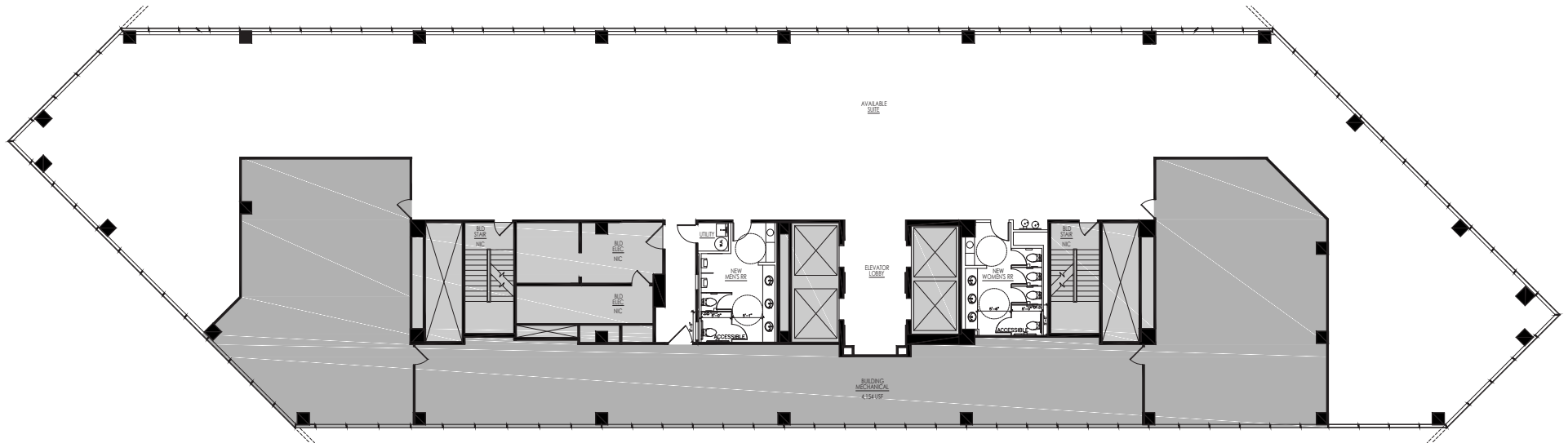


**JIM LOFT, SIOR, CCIM**  
314 584 6223  
[jim.loft@colliers.com](mailto:jim.loft@colliers.com)

## Suite 1000

9,145 RSF

- > Top floor views
- > Efficient layout
- > Elevator lobby entrance
- > Immediately available

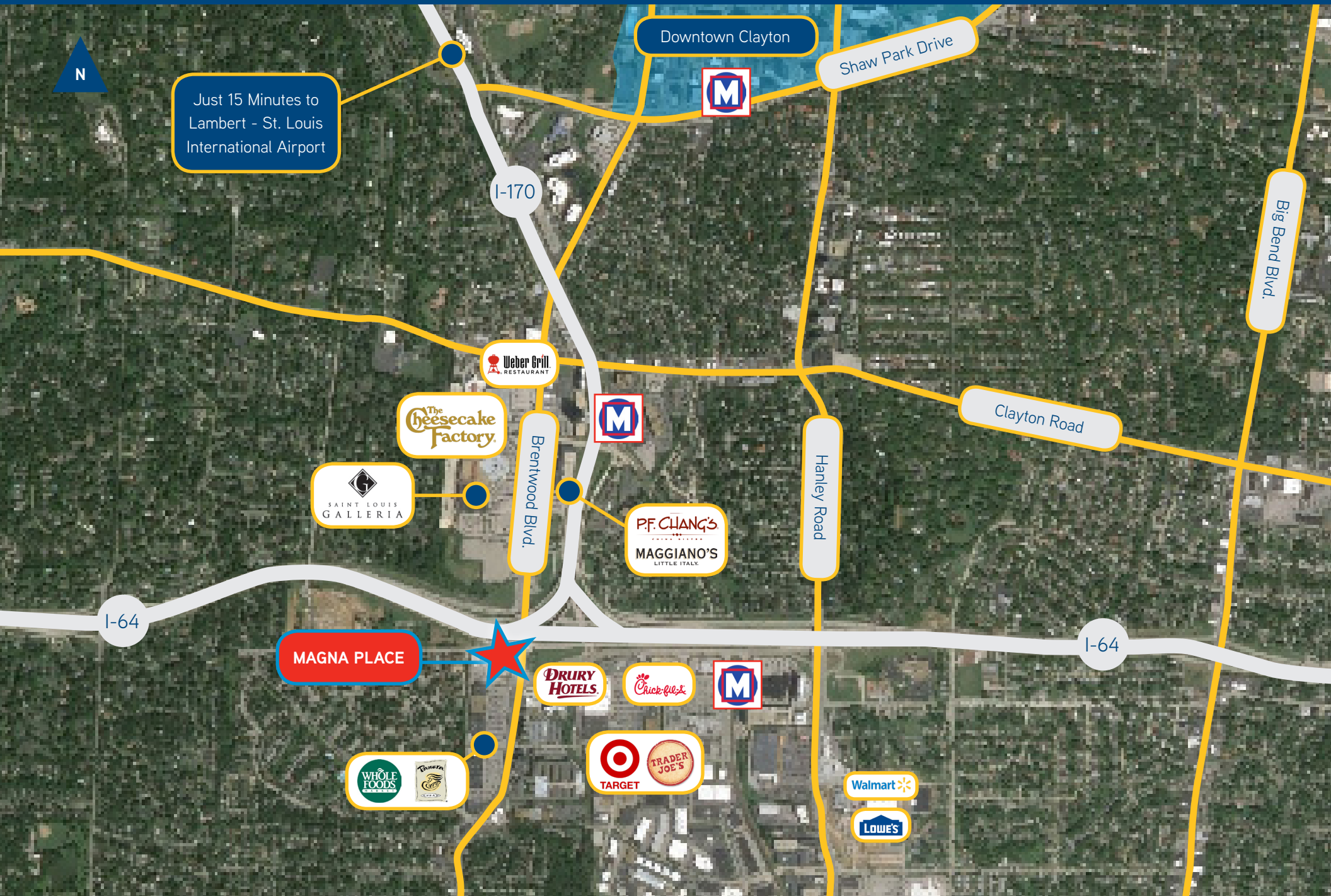


JIM LOFT, SIOR, CCIM

314 584 6223

[jim.loft@colliers.com](mailto:jim.loft@colliers.com)









Building Lobby



Atrium



Fountain