

OFFICE FOR SALE



STANDALONE OFFICE BUILDING

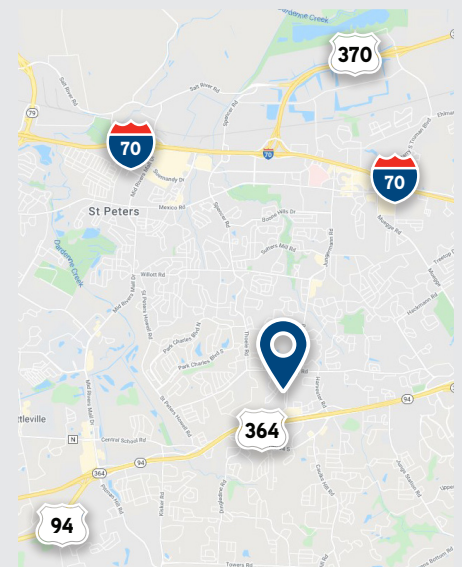
1401 Triad Center Drive / St. Peters, MO 63376

PROPERTY FEATURES

- ✓ Well-maintained 3,600 SF professional office building
- ✓ 0.70 AC lot
- ✓ 26 parking spaces (7.2/1,000 SF)
- ✓ Built in 1999
- ✓ Great access from Highway 364 & Highway 94
- ✓ Excellent proximity to amenities: restaurants, hotels, parks, etc.
- ✓ Great Visibility and Signage to Jungermann Road
- ✓ Great for owner/user

SALE PRICE

\$375,000 (\$104.17/SF)



CHAD J. BURKEMPER

Senior Vice President

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CONTACT

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