



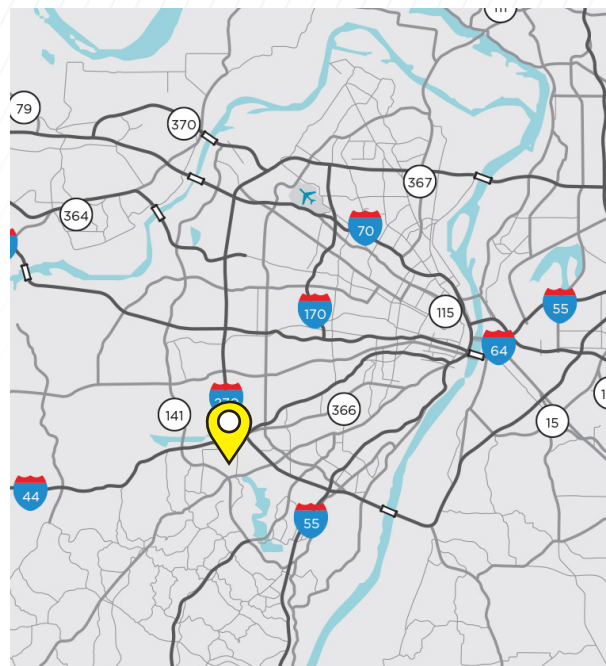
26,617 SF CLASS-A OFFICE WAREHOUSE FOR LEASE

1533 LARKIN WILLIAMS ROAD
FENTON, MO 63026



PROPERTY HIGHLIGHTS

Total Available Area:	26,617 SF
Office Area:	10,632 SF
Clear Height:	24'
Loading:	8 Docks
Column Spacing:	40' x 40'
Lighting:	LED
Parking Ratio:	3.08/1,000
Location:	Easy access to I-44, I-270, & Hwy 141
Lease Rate:	\$10.95/SF, NNN



FOR MORE INFORMATION, **PLEASE CONTACT:**

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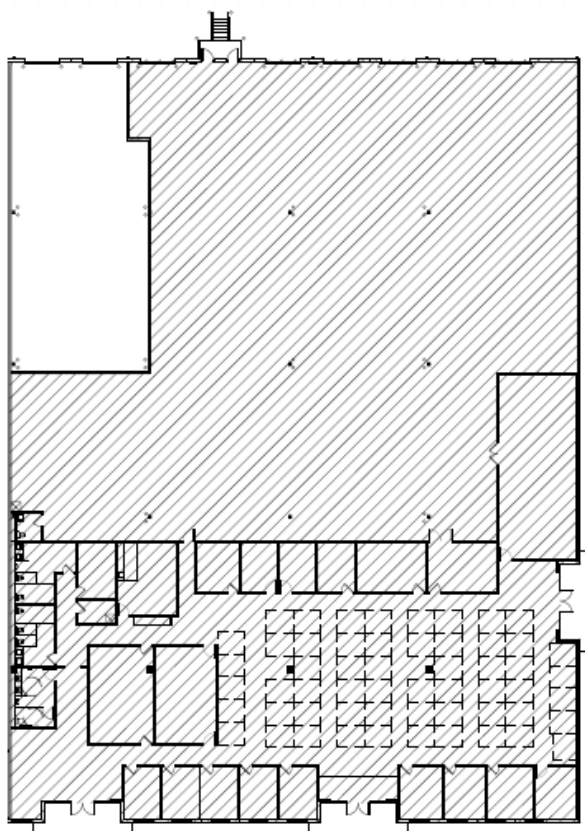
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FLOOR PLAN



EXTERIOR PHOTO

