

NEW OWNER-OCCUPIED OWNERSHIP



THE NINES

999 EXECUTIVE PARKWAY DRIVE
CREVE COEUR, MO 63141

FOR LEASE | Lease Rate: \$23.50 PSF, Full Service



NEW LOBBY RENDERINGS



NEW STL FERTILITY CLINIC RENDERINGS



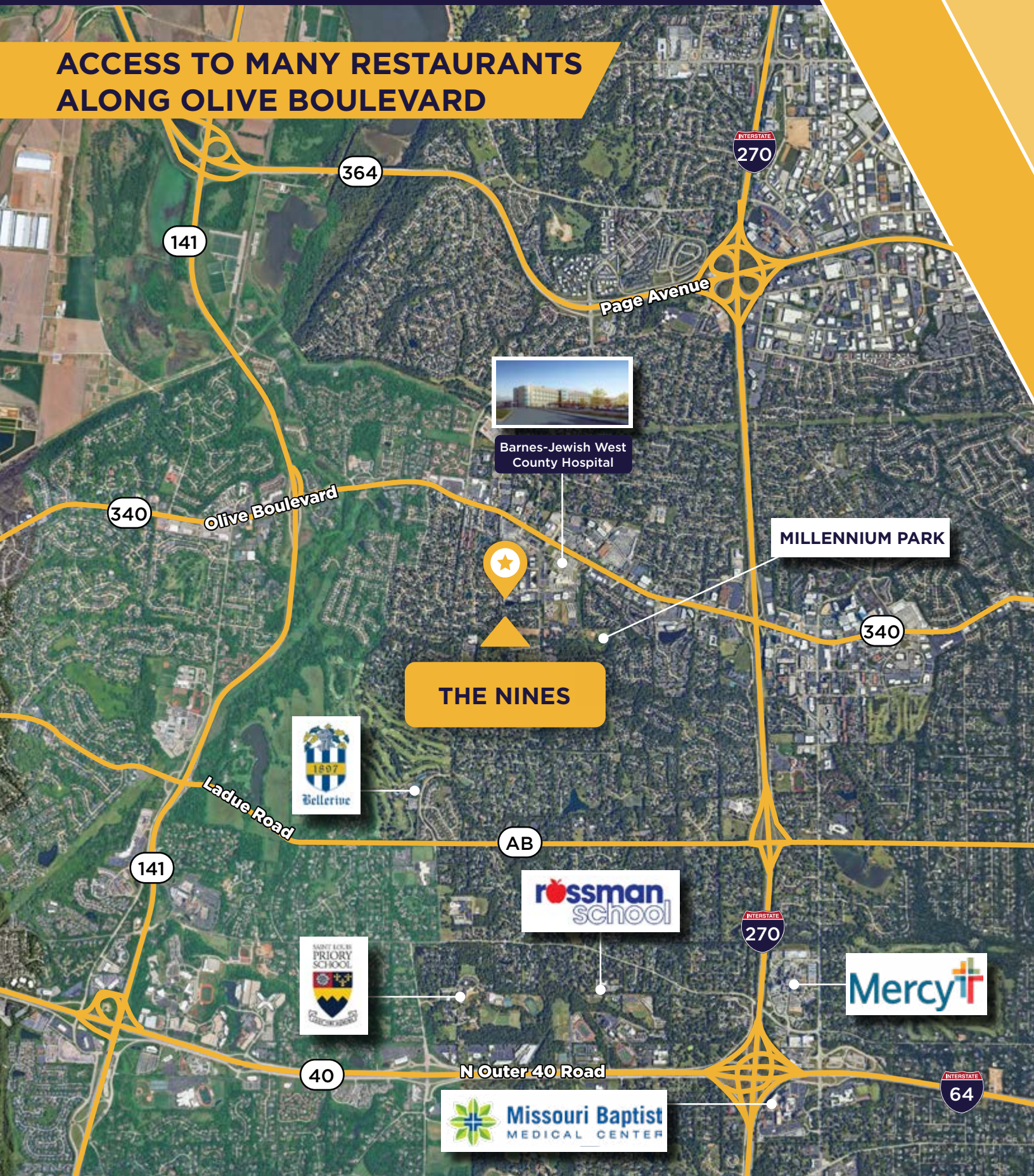


PROPERTY HIGHLIGHTS

- 900 SF - 25,693 SF available for lease
- Suites include lake views
- STL Fertility owner/occupied building, invested for the long-term
- Capital upgrades planned including building sprinkler system; new parking lot; new HVAC units
- 3.8/1,000 parking ratio
- Easy access to Interstate 270 and Highway 141
- Steps away from BJC West County Hospital and in West County Medical District
- Minutes away from a surplus of area amenities

AMENITIES MAP

ACCESS TO MANY RESTAURANTS
ALONG OLIVE BOULEVARD



Barnes-Jewish West
County Hospital

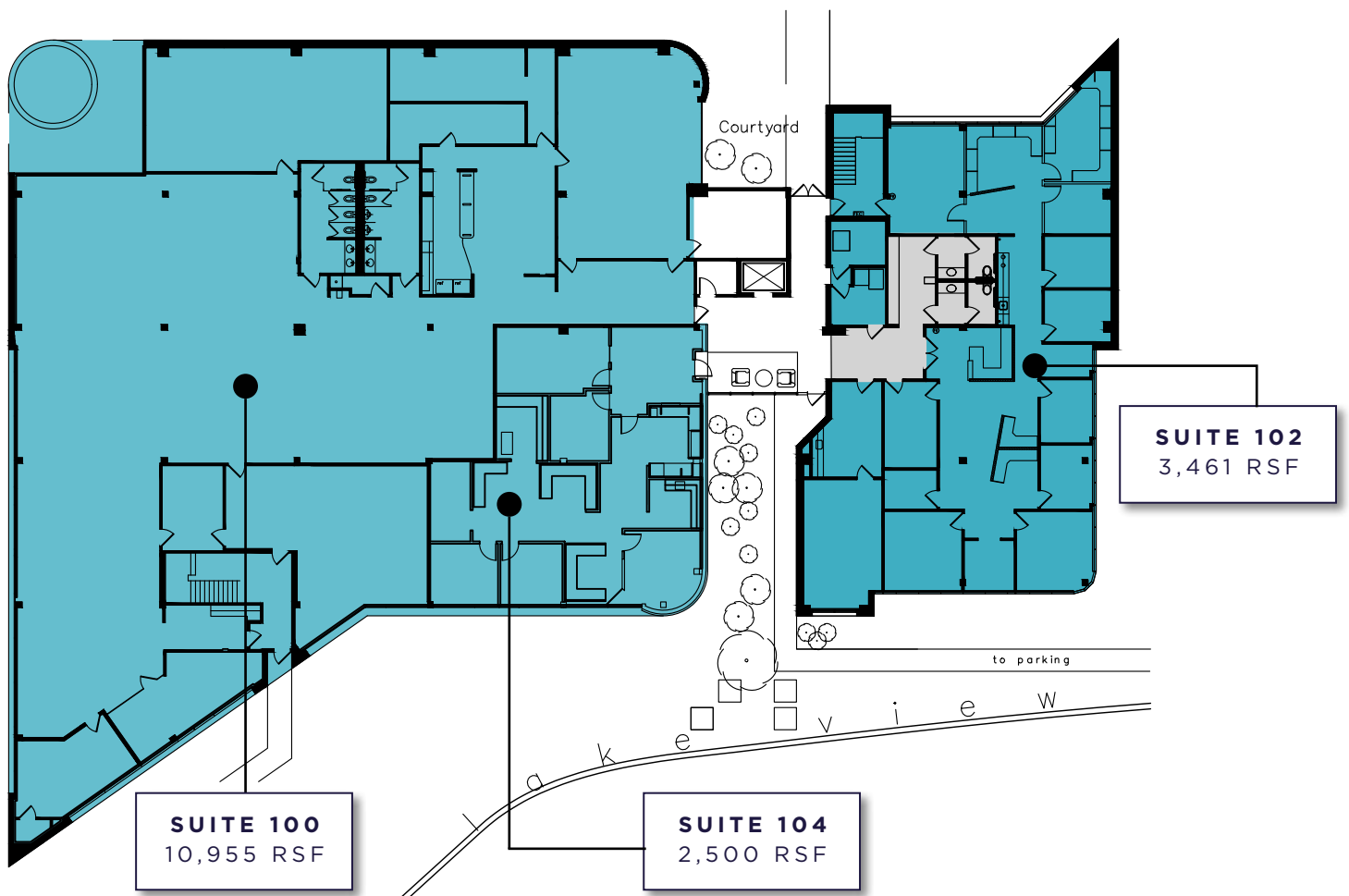
MILLENNIUM PARK

THE NINES



FLOOR PLAN

FIRST FLOOR



FLOOR PLAN

THIRD FLOOR





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