

745 MERUS COURT FENTON, MO 63026



Contact Information

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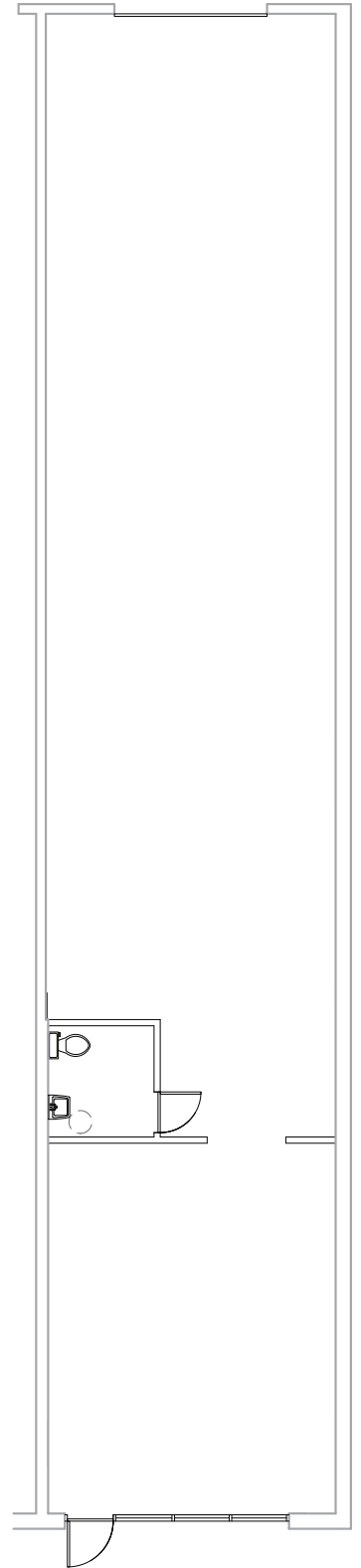
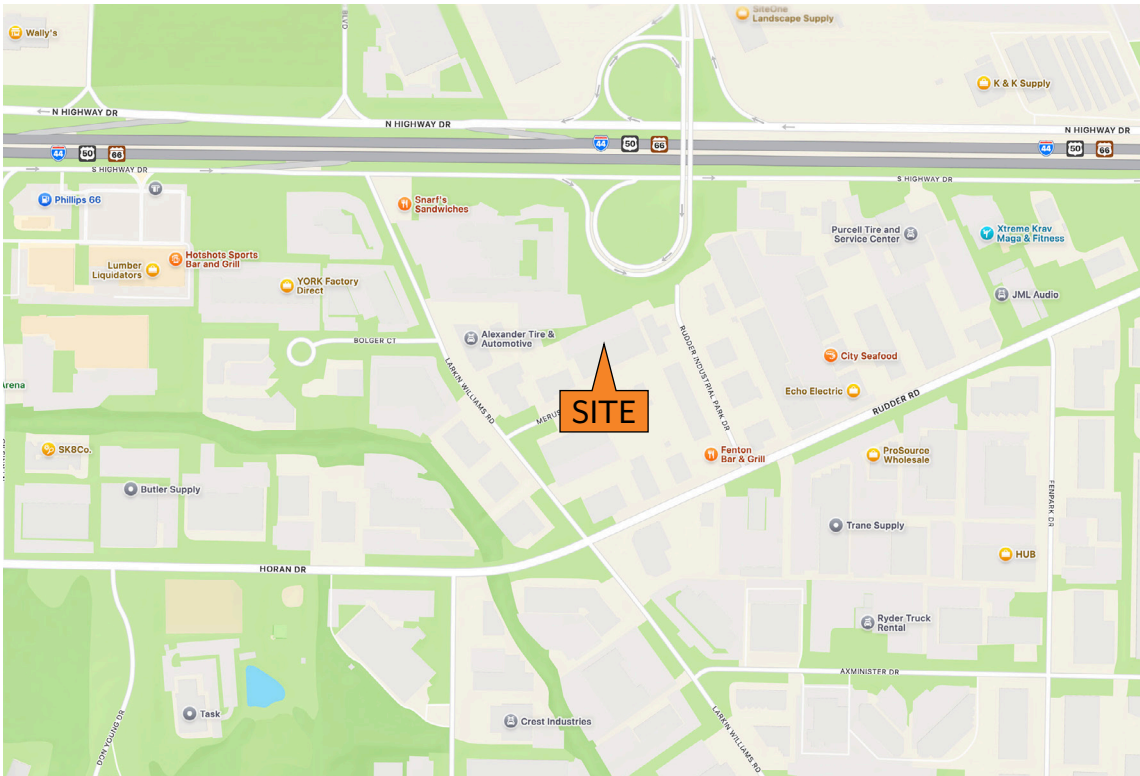


Cozad Commercial Real Estate
MD Real Estate Advisors, LLC
16 Sunnen Drive, Ste. 164
St. Louis, Missouri 63143

PROPERTY HIGHLIGHTS

- ▶ 2,000 SF Office / Warehouse
- ▶ 25% Office / 75% Warehouse
- ▶ Space includes 1 loading dock
- ▶ 13' ceiling height
- ▶ Open office suite with private restroom
- ▶ Great location with many area amenities
- ▶ Easy access to I-44 and Highway 141
- ▶ **Lease Rate: \$9.75/sf NNN**

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Information herein has been obtained from the owner of the property or from other sources. The brokers do not guarantee the accuracy of this information. Sellers and brokers make no representation as to the environmental or other conditions of the property and that purchaser investigate fully.

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