

# Office/Warehouse For Sale or Lease



## New Sale Price / New Lease Rate

### 18380-18390 Wings Corporate Drive

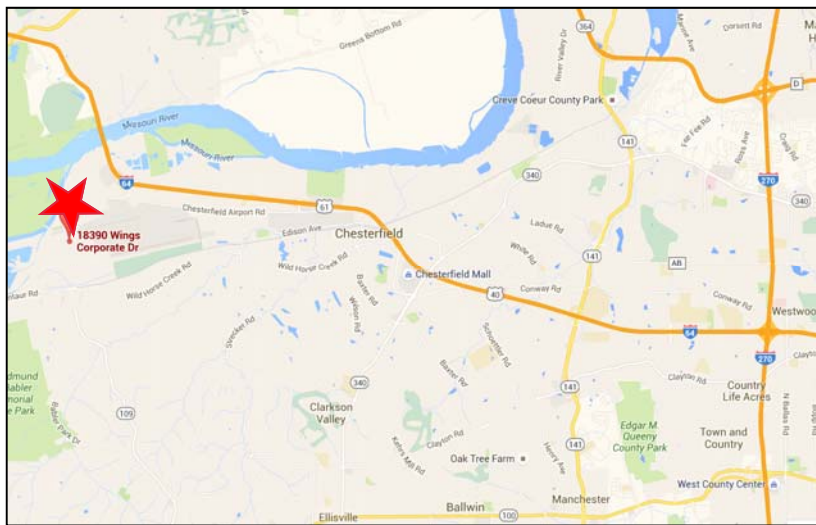
Chesterfield (Valley), MO 63005

### Property Features

- 10,914 SF office/warehouse
- 2.9 acres total  
(approx. 2.4 acres useable)
- (3) drive-in doors
- Great corporate presentation
- Expandable building area
- High parking ratio
- Approximately 70% finished area

**New Sale Price: \$1,590,000** ~~\$1,685,000~~

**New Lease Rate: \$13.50 psf, NNN** ~~\$17.86, NNN~~



For more information:

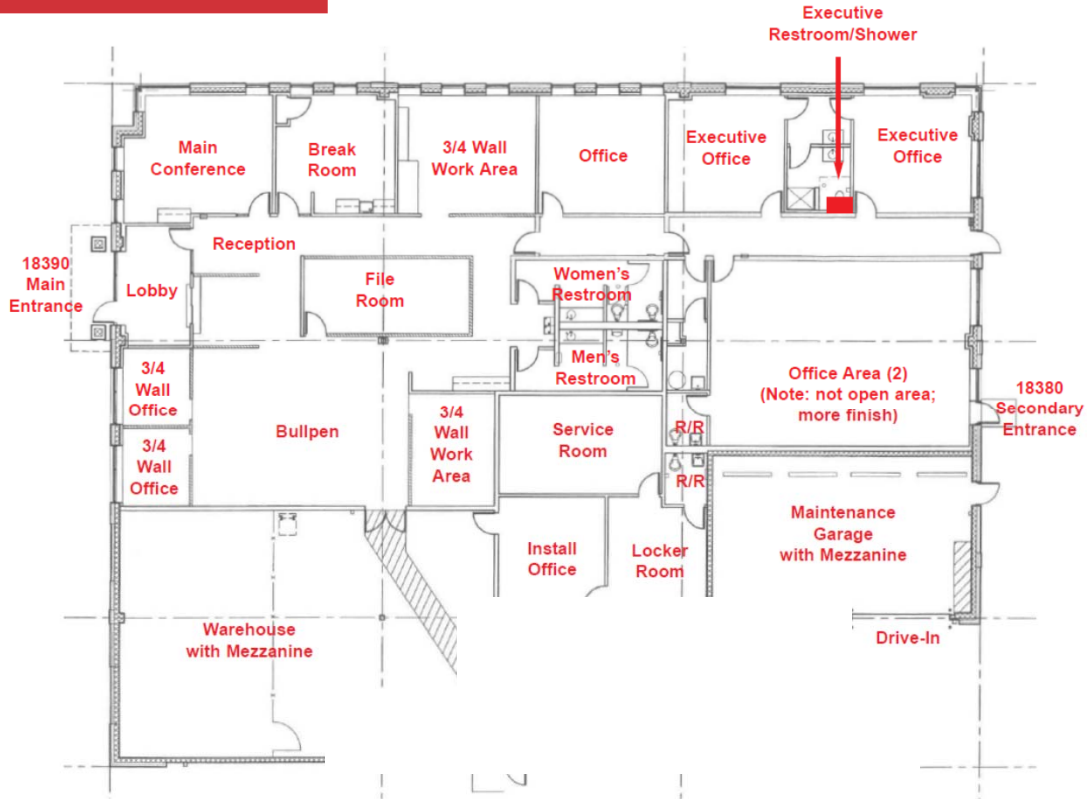
**Dan Hayes**

314 994 4068 Direct

314 401 4944 Mobile

dhayes@naidesco.com

# Floor Plan / Aerial



For more information:

**Dan Hayes**

314 994 4068 Direct

314 401 4944 Mobile

dhayes@naidesco.com