

For lease

2 plug-n-play opportunities with furniture

2043 Woodland Parkway, Maryland Heights, MO 63146



Amenities and specifications



Property features

- **Completed:** Ownership recently completed significant renovations to the 1st and 2nd floor common areas and tenant spaces, including exterior landscaping
- Excellent physical condition including:
 - » 2023 common area renovation
 - » Upgraded building systems (HVAC, EMS and fiber optics)
- Ample surface parking
- Top of building and monument signage opportunities available
- Existing furniture available
- Key card system for after hours access
- Centrally located in desirable Westport area with excellent highway access to I-270
- **Lease rate:** Contact broker

Building amenities



Signage



High visibility



Affordable



Convenient parking

Floor plans

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Availabilities

1st floor

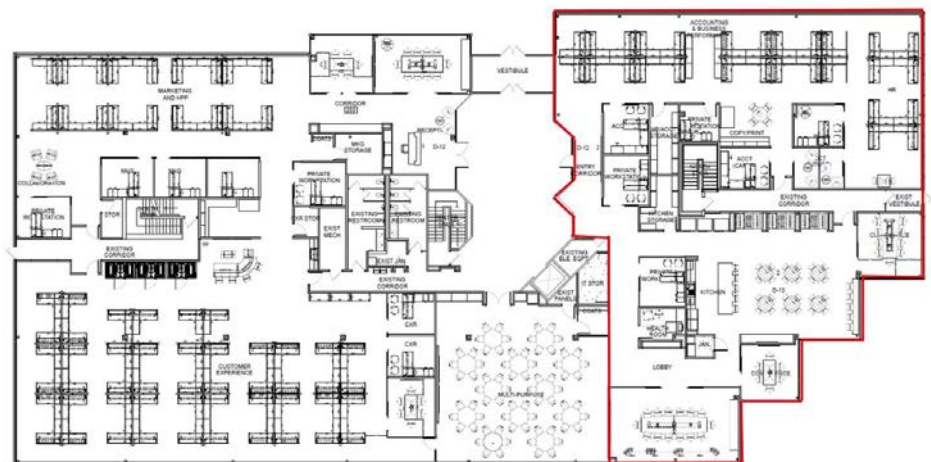
Suite 100 – ±8,205 RSF

2nd floor

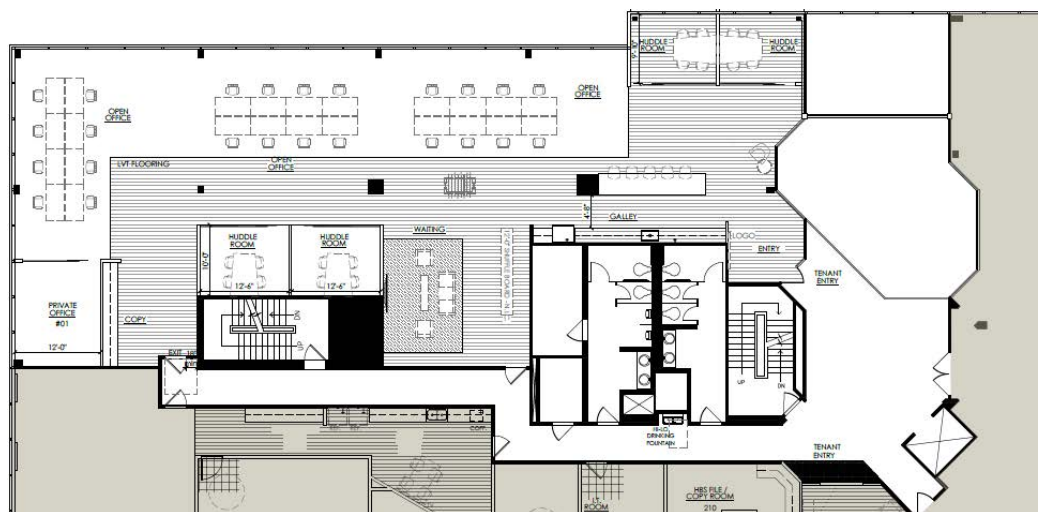
Suite 205 – ±5,247 RSF



First floor



Second floor



Interior photos



Updated lobby



