



# For Lease

±3,083 SF Office/Warehouse

## Property overview

<b>Availability:</b>	±3,083 SF office/warehouse
<b>Office:</b>	Approximately 2,700 SF
<b>Warehouse/storage:</b>	Approximately 400 SF Ability to add more warehouse to the space
<b>Dock:</b>	Access to a loading dock
<b>Location:</b>	Conveniently located just 1.5 miles to I-64 and 2 miles to I-44
<b>Lease rate:</b>	\$7.00/SF NNN

Near the intersection of  
Manchester & Hanley

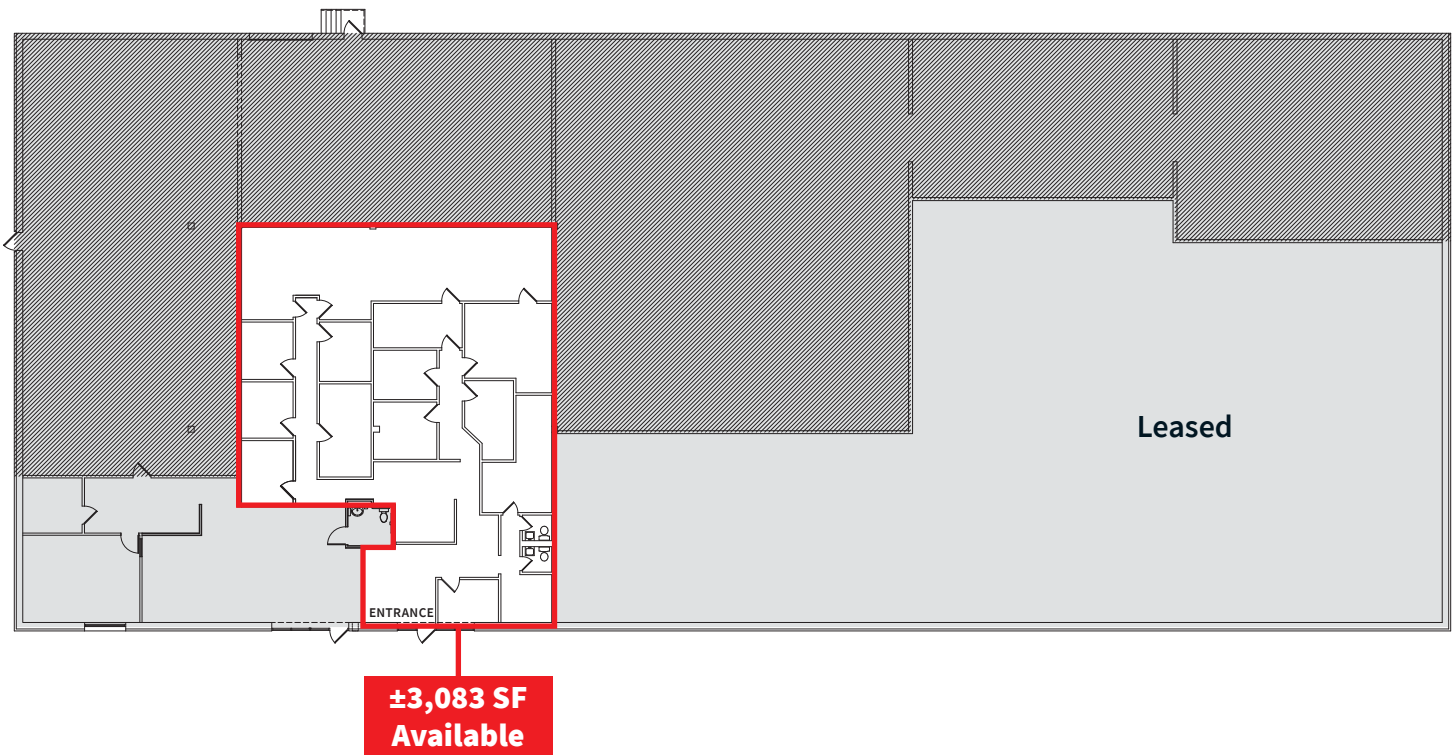
**2709-2735 Mercantile Drive  
Brentwood, MO 63144**

**Will Meehan**  
+1 314 202 8626  
will.meehan@am.jll.com

**Christopher Taff**  
+1 314 338 2086  
christopher.taff@am.jll.com

[jll.com/st-louis](http://jll.com/st-louis)

## Floor plan



## Contact

**Will Meehan**

+1 314 202 8626

[will.meehan@am.jll.com](mailto:will.meehan@am.jll.com)

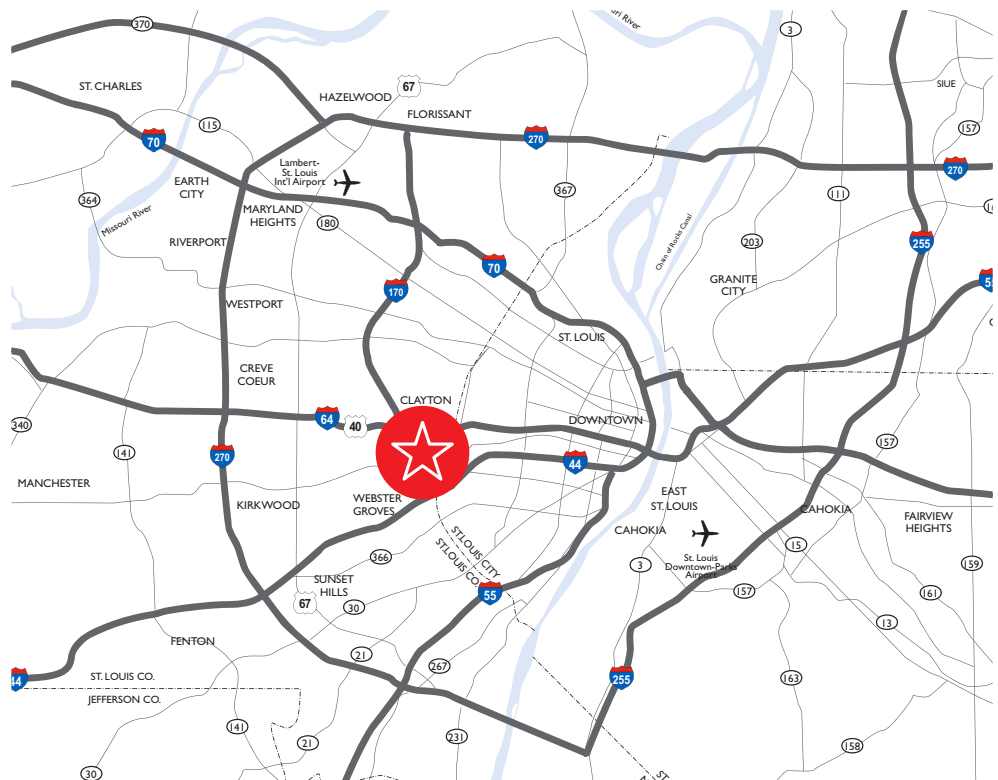
**Christopher Taff**

+1 314 338 2086

[christopher.taff@am.jll.com](mailto:christopher.taff@am.jll.com)

[jll.com/st-louis](http://jll.com/st-louis)

+1 314 338 2080



**Jones Lang LaSalle Americas, Inc., a licensed real estate broker in 48 states | DISCLAIMER** Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damages suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2021. Jones Lang LaSalle IP, Inc. All rights reserved.