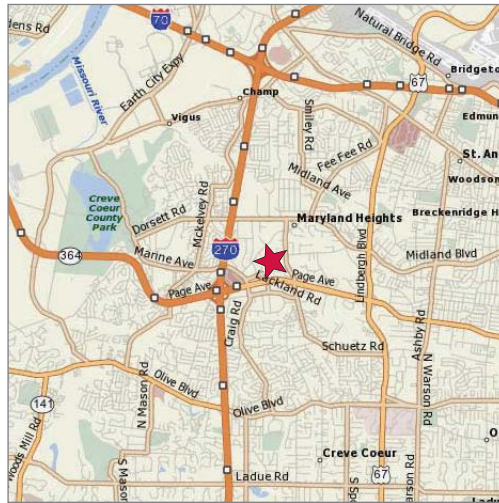


FOR SUBLEASE

29,692 SF Office / Warehouse

2303 Chaffee Dr, Maryland Heights MO 63146



Property Highlights

- Approx. 5,272 SF office finish
- 21' ceilings
- 2 docks & 1 ramped drive-in
- Fully wet sprinklered
- 3 phase electric
- 100% air conditioned
- Sublease term through 2/28/2012, longer term possible

Reduced Sublease Rate

\$1.95 psf, Gross



Commercial Real Estate Services, Worldwide.

Contact

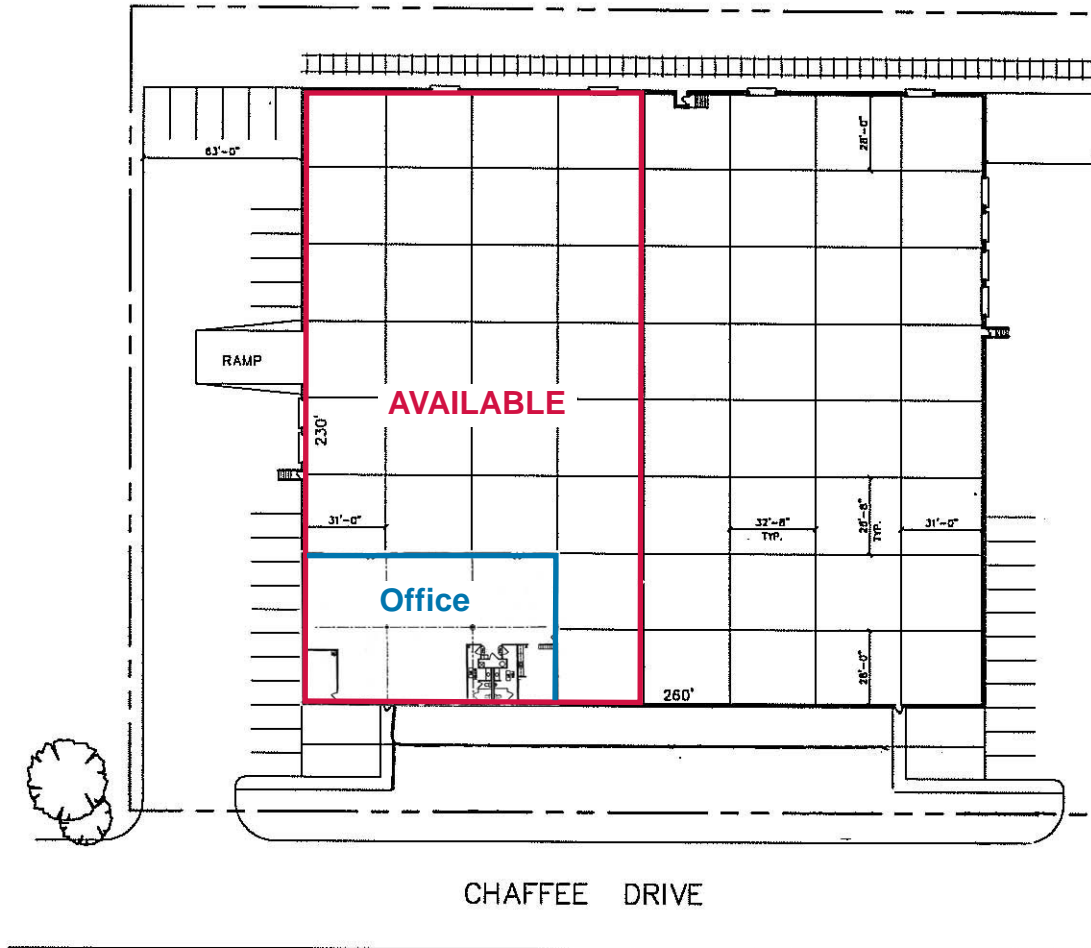
John J. Sheahan, Jr., SIOR
314 994 4176 Direct
314 402 1031 Mobile
jsheahan@naidesco.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease or purchase.

8235 Forsyth Blvd Ste 210 St Louis MO 63105
Phone 314 994 4444 Fax 314 994 4088
www.naidesco.com

SITE PLAN

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