

# FOR LEASE

## 1,576 - 18,500 RSF Office & Medical

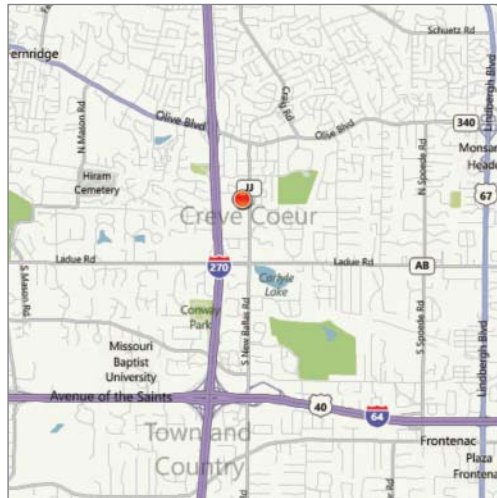
Ballas Place at 425 N. New Ballas Rd, St. Louis MO 63141



### Available Suites

- Suite 200 - 3,677 RSF \*
- Suite 202 - 3,444 RSF
- Suite 205 - 2,897 RSF
- Suite 215 - 1,576 RSF \*
- Suite 220 - 2,569 RSF
- Suite 230 - 3,491 RSF (medical)
- Suite 250 - 375 RSF \*

\* Can be combined. See floor plan for more combinations up to 18,500 RSF



### Property Highlights

- Class A office building features 2-story atrium with skylights, tropical foliage, seating areas, glass wall elevator & coin cafe
- 24/7 access with on-site manager
- Ample parking 4:1,000
- Building & monument signage
- Easy access to I-270

### Lease Rate

\$17.50 - \$19.00 psf, Full Service



Commercial Real Estate Services, Worldwide.

### Contact

Carl Conceller, SIOR  
314 994 4801  
cconceller@naidesco.com

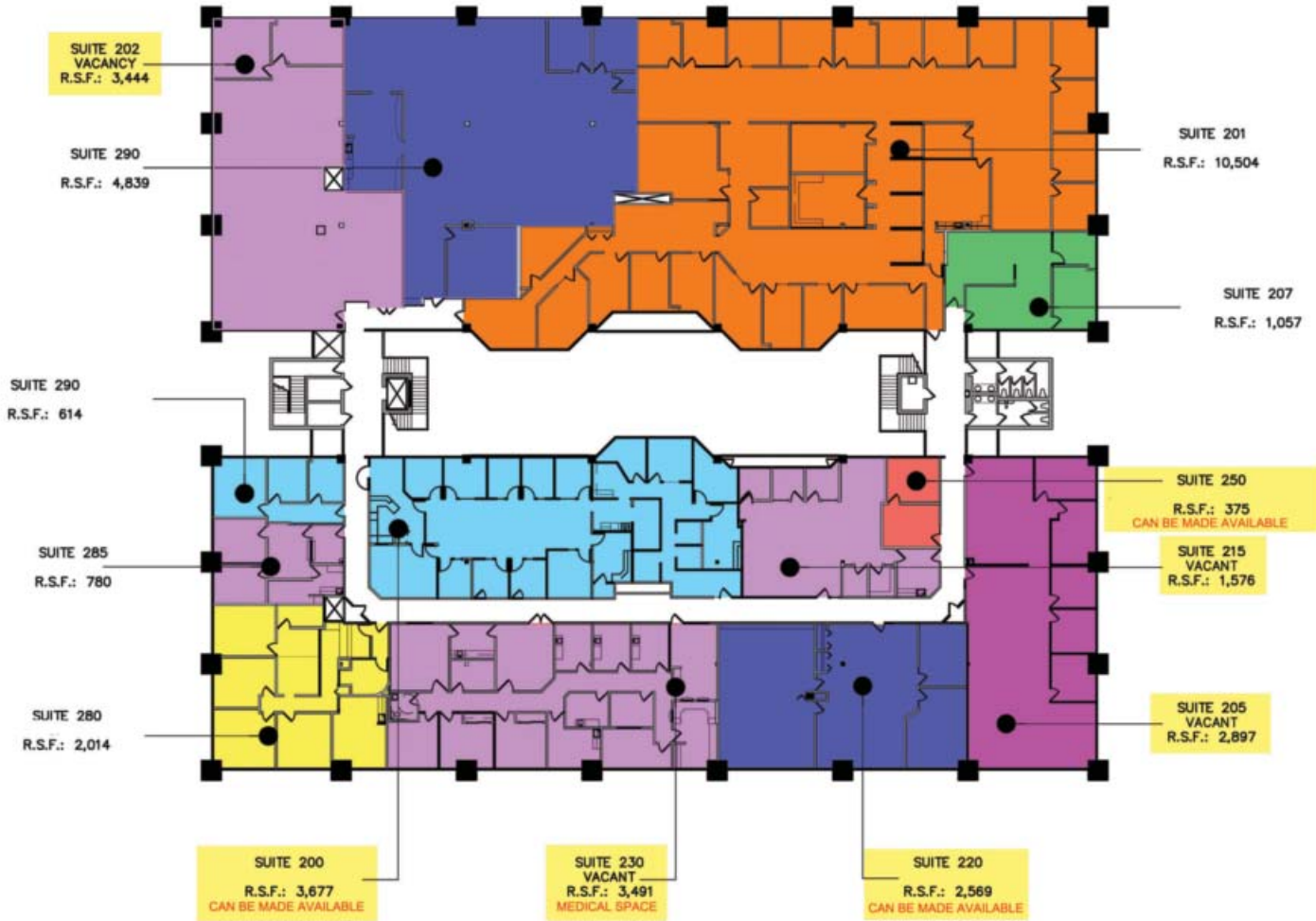
William Barnes, III  
314 994 4401  
wbarnes@naidesco.com

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 | info@naidesco.com

# 2ND FLOOR PLAN

Ballas Place at 425 N. New Ballas Rd, St. Louis MO 63141



 = Available



Commercial Real Estate Services, Worldwide.

## Contact

Carl Conceller, SIOR  
314 994 4801  
cconceller@naidesco.com

William Barnes, III  
314 994 4401  
wbarnes@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 | info@naidesco.com