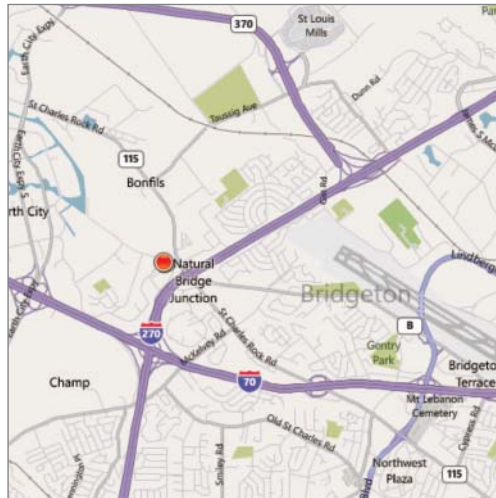


# FOR SALE / LEASE

## 3,120 SF Office / Condo

3480-3486 Hollenberg Dr, Bridgeton MO 63044



### Property Highlights

- 3,120 SF office condo
- In multi tenant office condo park
- 5+:1000 parking ratio
- Excellent access to I-70, I-270 & St. Charles Rock Rd
- All suites connected at this time
- Opportunity for owner/user

### Sale Price / Lease Rate

\$430,000 / \$15.00 psf, NNN



Commercial Real Estate Services, Worldwide.

### Contact

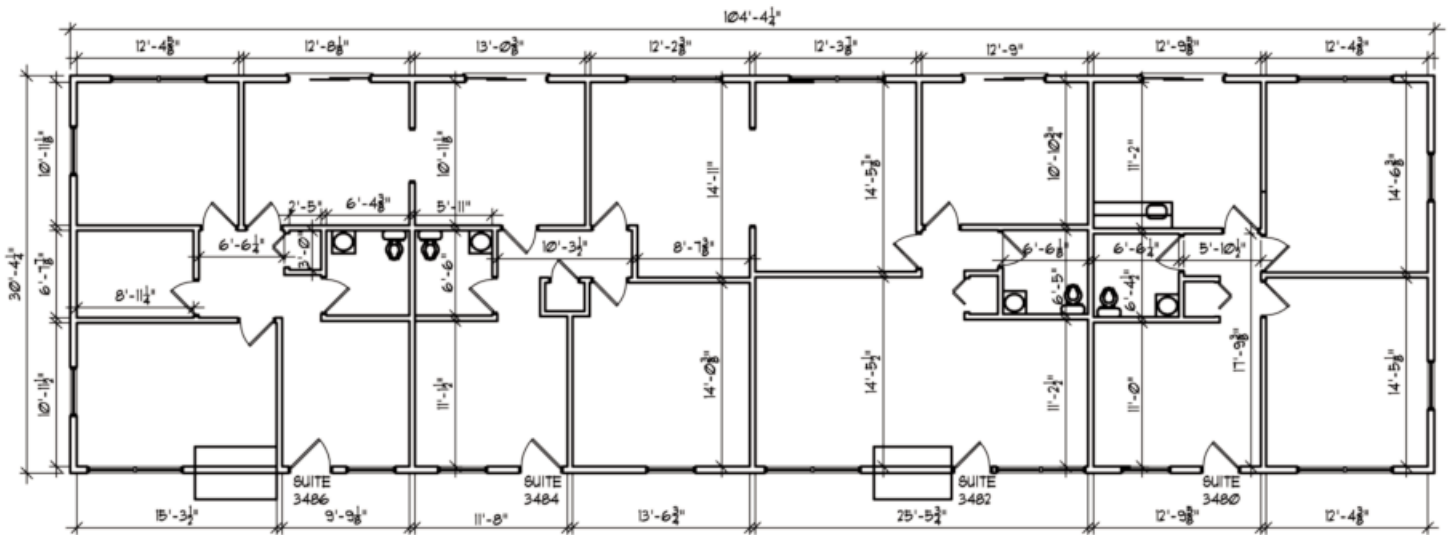
Terry O'Connell  
314 994 4800  
toconnell@naidesco.com

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

# FLOOR PLAN

3480-3486 Hollenberg Dr, Bridgeton MO 63044



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Commercial Real Estate Services, Worldwide.

### Contact

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