

AVAILABLE IMMEDIATELY

Cherokee Industrial Park

112 Algana Court

St. Peters, MO

For Lease

2,800 sq. ft.

\$1,750 per month – no extra charges



SITE IMPROVEMENTS

- Cherokee Industrial park
- Zoned I-1
- 11,950 sq. ft. pre-engineered metal building
- 2,800 sq. ft. total available
- Unit size 35' x 80'
- 16 ft. eave height, clear span
- Lot size 1+ acres
- Asphalt parking area
- One drive-in door (10' x 12')
- Quick access to I-70

EXISTING INTERIOR IMPROVEMENTS

- 1,520 sq. ft. office finish with 8' ceiling height, bathroom
- Office finish – 2 story
- 1,520 sq. ft. office includes 20' x 20' workshop with double doors and a/c
- Warehouse bath with shower
- 3-phase, 200-amp electric service
- 240/120 volt
- Excellent storage/warehouse distribution

CONTACT:

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WM.T. DAVIS, BROKER-OWNER

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