



ROME  
WEST  
REALTY

2756 LAFAYETTE ST. LOUIS MO 63104

314-833-5551

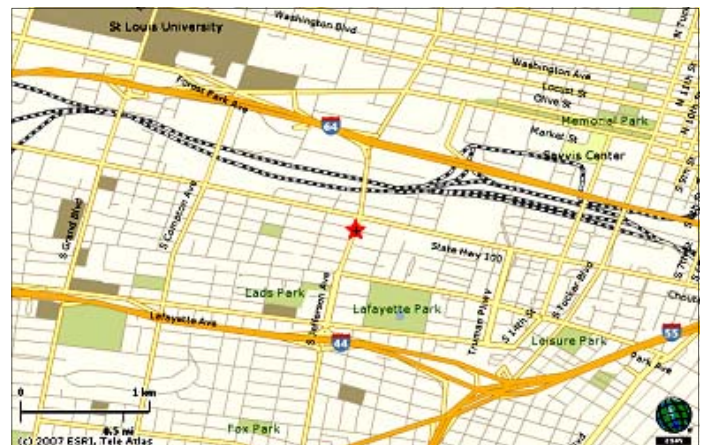
## 1100 S. Jefferson, St. Louis, MO 63104

14,088 +/- sq. ft. Office/Warehouse  
Garage, Outside Storage



- \* Entirely sprinklered and heated
- \* Wet sprinkler system
- \* 17' ceiling clearance
- \* Clear span
- \* Office spaces air-conditioned
- \* 3 phase electric service in each unit
- \* Separate heating systems
- \* Truck & car parking in rear

FOR LEASE: \$5.50 per sq. ft. NNN for Warehouse  
\$8.50 per sq. ft. NNN for Office



Superb location between 40/I-64 & I-44  
& minutes to I-55

CONTACT JOE CARPENTER 314-862-6117 [joe.carpenter@romewestrealtyllc.com](mailto:joe.carpenter@romewestrealtyllc.com)

[www.RomeWestRealtyLLC.com](http://www.RomeWestRealtyLLC.com)

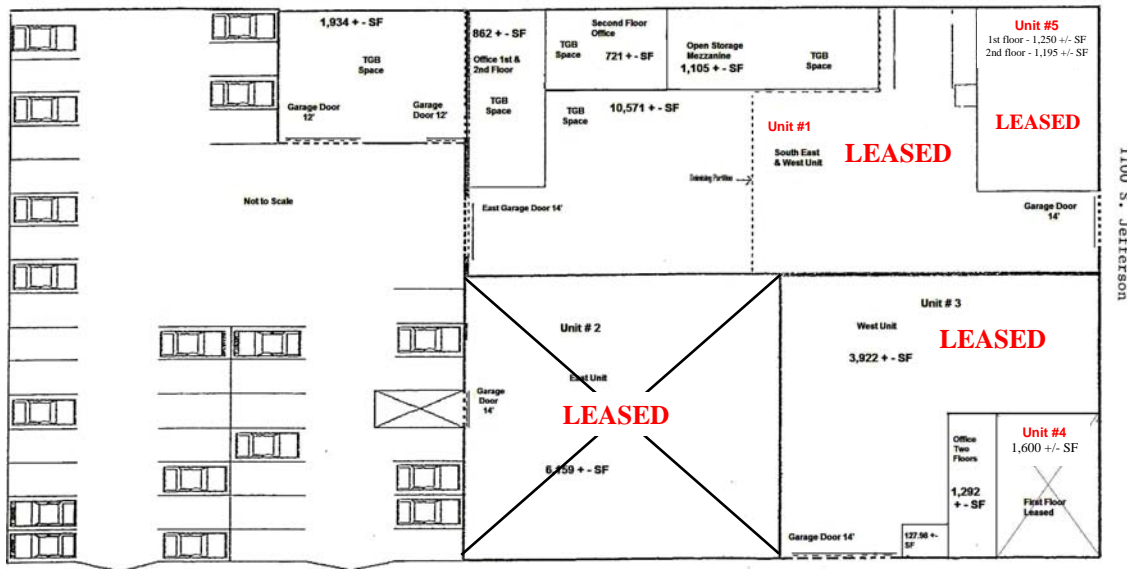


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## 1100 S. Jefferson, St. Louis, MO 63104



Five separate office/warehouse units, separate or combined

### Unit # 1 **LEASED**

South East & West Office Warehouse  
1104 S. Jefferson (Rear), St. Louis, MO 63104

Total space 14,088 +/- sf  
1,583 +/- sf office fully air conditioned  
1,934.11 +/- sf garage with  
Two 12' drive-in doors  
10,571 +/- sf Warehouse with  
Two 14' drive-in doors

### Unit # 2 **LEASED**

East Warehouse  
2342 LaSalle Street, St. Louis, MO 63104  
6,159 +/- sf  
One 14' drive-in door

### Unit# 3 **LEASED**

West Unit Office/ Warehouse  
Total space: 5,342 +/-sf  
4,050.50 +/- sf Warehouse with  
1,292 +/- sf two floor office capacity

### Unit #4

1100 South Jefferson Avenue  
Saint Louis, MO 63104-1902  
1,600 +/- sf Office space  
**Lease rate: \$8.50 per sq. ft. NNN**

### Unit #5 **LEASED**

1104 South Jefferson Avenue  
Saint Louis, MO 63104  
Total space 2,455 +/- SF  
1,260 +/- sf on first floor and 1,195 +/-  
SF on 2nd floor - Two floor office space

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