

# Prologis Westport Distribution Center

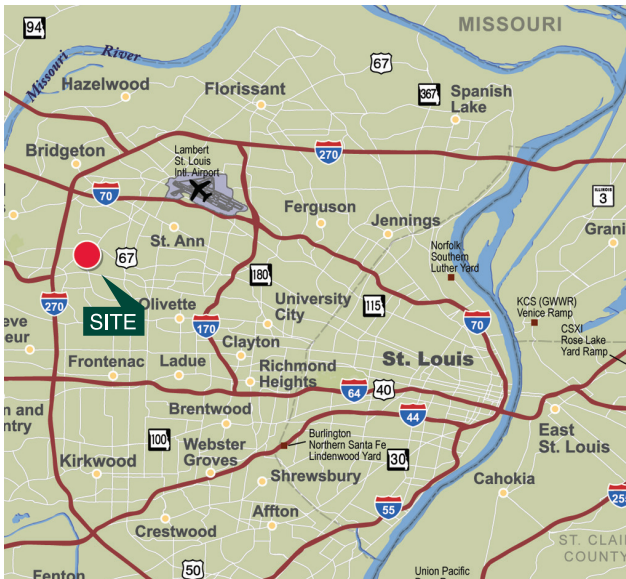
Building 1: 2285-2293 Grissom Drive, St. Louis, Missouri 63146

40,950 Square Feet Industrial Space For Sale

23,450 Square Feet Industrial Space For Lease



**PROLOGIS**



## Location

- Desirable Westport location
- Easy access to I-70, I-270 and I-370
- Ten miles to Lambert – St. Louis Int'l Airport

## Building

- 40,950 SF
- 30' x 32' column spacing
- 18'-19' clear height
- Four (4) dock doors (10'x10')
- Two (2) drive-in doors (14'x12')
- 41 car parking spaces

## Sale Price

- \$1,597,050 (\$39/SF)

## Vacancy

- 23,450 SF
- New T-5 lighting with motion sensors
- Fenced outside storage
- One (1) dock door
- One (1) drive-in door
- 24 car parking spaces

## Rental Rate

- \$5.50/SF MG

**Cassidy  
Turley** / Commercial  
Real Estate Services

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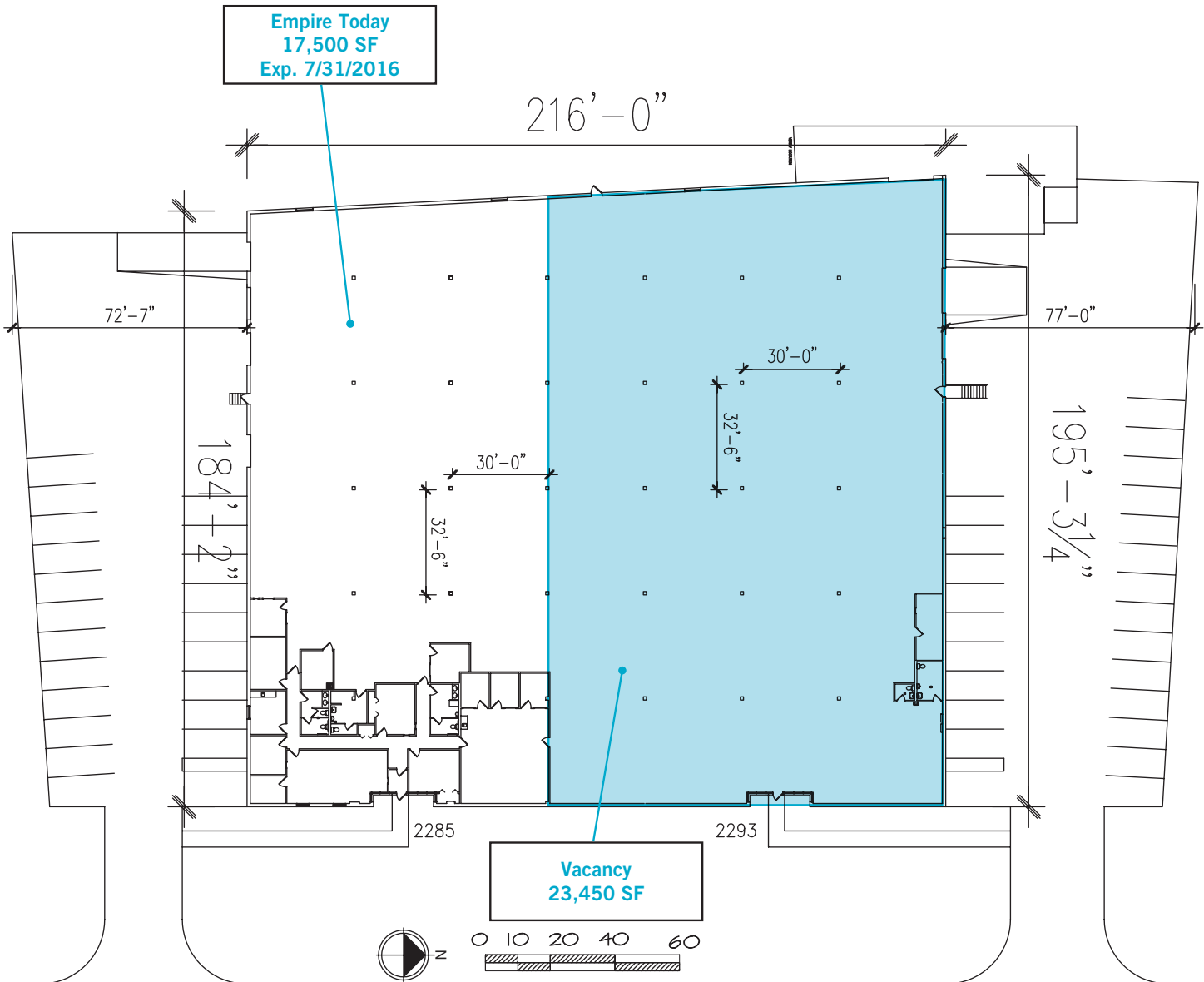
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