



IEQT | EXETER



3861 Fountain Lakes Industrial Drive

St. Charles, Missouri

Building Size: 120,120 SF | 20,000 SF of Industrial Space Available

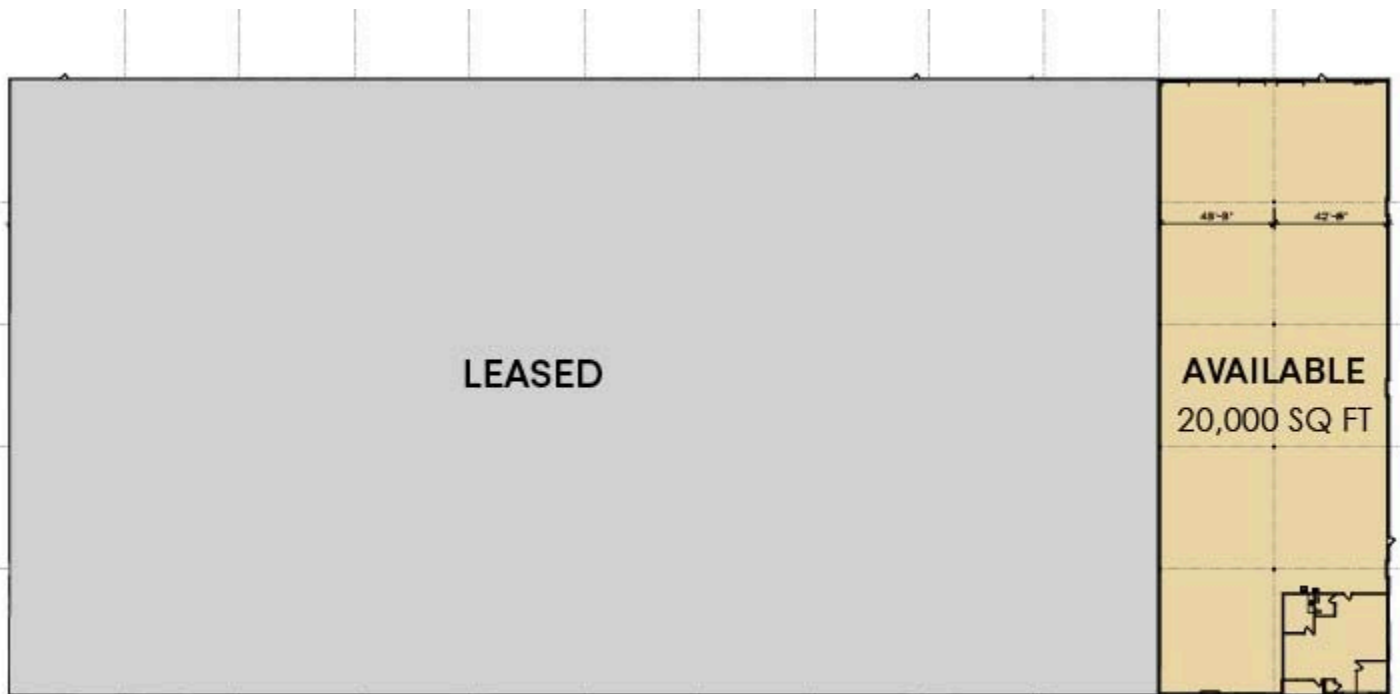
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Building Specifications

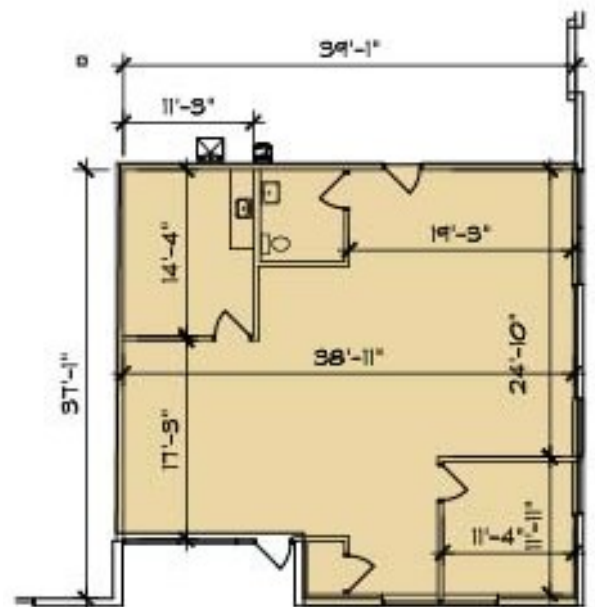
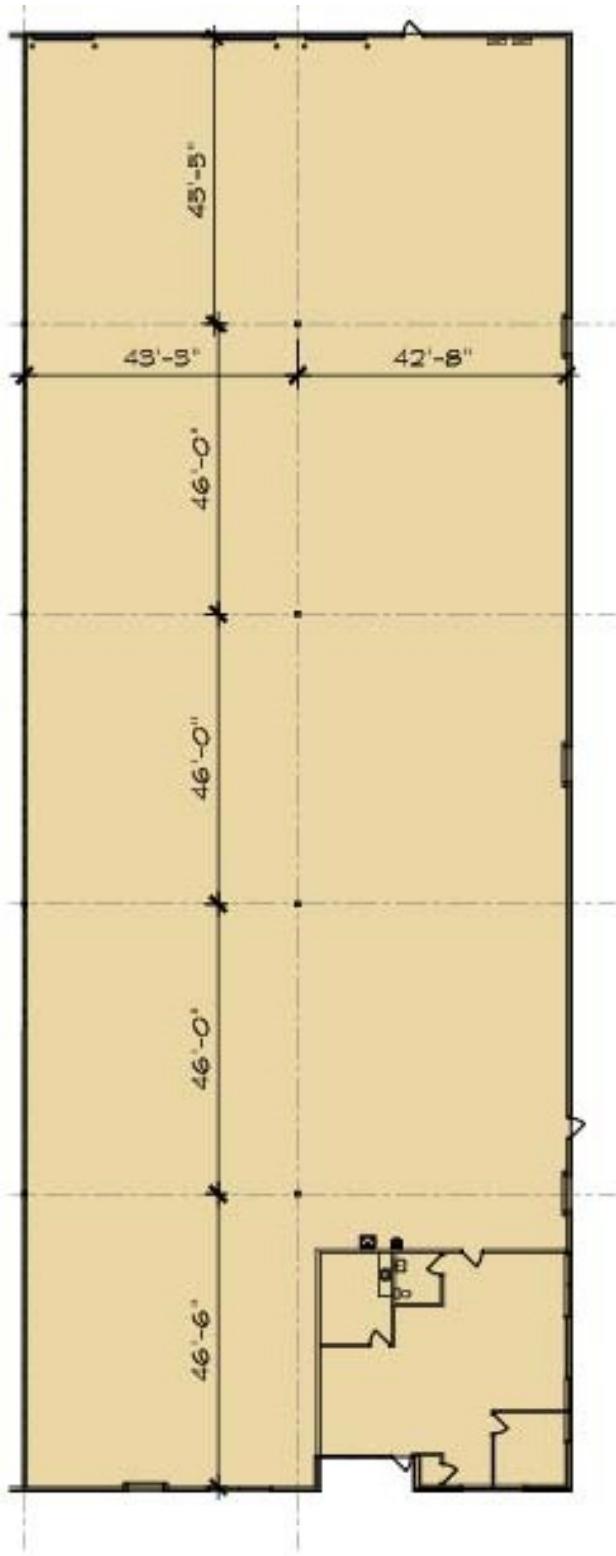
- Available Immediately
- 20,000 SF Class A Office/Warehouse Space
- 1,565 SF +/- Office
- 24' clear height
- New LED light fixtures in warehouse (30 FC at 36" AFF) and office areas
- Rear load configuration
- 3 dock high doors (expandable) with new levelers and seals
- ESFR sprinkler
- 43' x 46' column spacing
- 235' building depth
- 140' truck court depth
- Year Built: 2000
- Located in the desirable Fountain Lakes Business Park, located off of Highway 370 in St. Charles



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OFFICE PLAN
1,565 SF

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Location

