



A BLOCK REAL ESTATE SERVICES AFFILIATE

# PARK 70 BUSINESS CENTER

## 4500 GOODFELLOW BLVD

### ST. LOUIS, MO 63120



## FOR LEASE

### 28,800 SF

- 1,000 SF Office
- Secure Warehouse/Distribution Complex
- 4 Dock Doors
- 12' Clear Height Ceilings
- 20' x 20' Column Spacing
- Great Highway Access to I-70
- 2023 OpEx: \$1.02/SF (Includes Utilities)
- **LEASE RATE: \$2.75/SF NNN**



BRANDON DUNCAN

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# FLOOR PLAN

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