

MODERN OFFICE SPACE AVAILABLE

FOR LEASE

12400 Olive Blvd
Creve Coeur, MO 63141



PROPERTY FEATURES

- Premier Class A office building located at Olive/Highway 270 in Creve Coeur
- New lobby and common areas
- Exterior building and monument signage available
- Covered parking
- Building conference center
- Lake views with walking trails
- Walking distance to numerous restaurants and retail amenities



SCAN TO VIEW
FLOOR PLANS



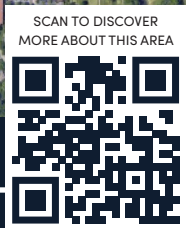
For Lease:
\$23.00 /SF
(Full Service)



LOCATION HIGHLIGHTS

Creve Coeur Missouri stands out as an ideal community for businesses in the St. Louis area, thanks to its central location, excellent amenities, and high quality of life. The city is well-connected to the region via Interstate I-270, Highway 40, and other major roadways, and it's less than 12 miles from Lambert-St. Louis International Airport.

Creve Coeur is a vital hub for technology, life sciences, and healthcare services in St. Louis. It hosts the 39 North AgTech District, Bayer Corporation (formerly Monsanto), the Donald Danforth Plant Science Center, Mercy Hospital St. Louis, Thomson Reuters, and Daugherty Systems, Inc. Additionally, eight of the 25 largest IT consulting firms, two of the biggest banks, and two of the largest international companies in the St. Louis metro area are based in Creve Coeur.



WITHIN 1 MILE



48
Retailers



12
Banks



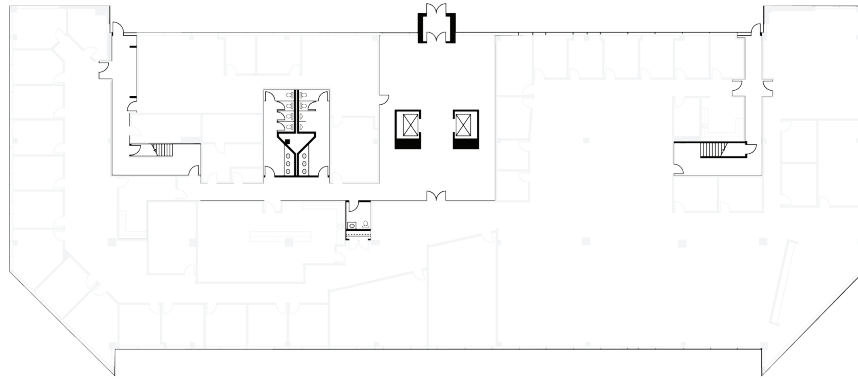
3
Hotels



17

FLOOR PLANS

FIRST FLOOR



SECOND FLOOR

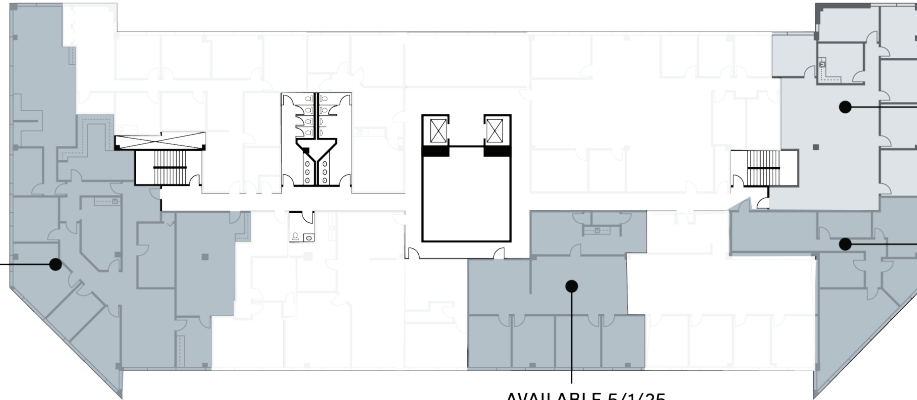
AVAILABLE
Suite 200-202
4,250 RSF



FLOOR PLANS

THIRD FLOOR

AVAILABLE
Suite 306-308
4,294 RSF



AVAILABLE
Suite 330
2,407 RSF

CONTIGUOUS
3,840 RSF

AVAILABLE
Suite 340
1,433 RSF

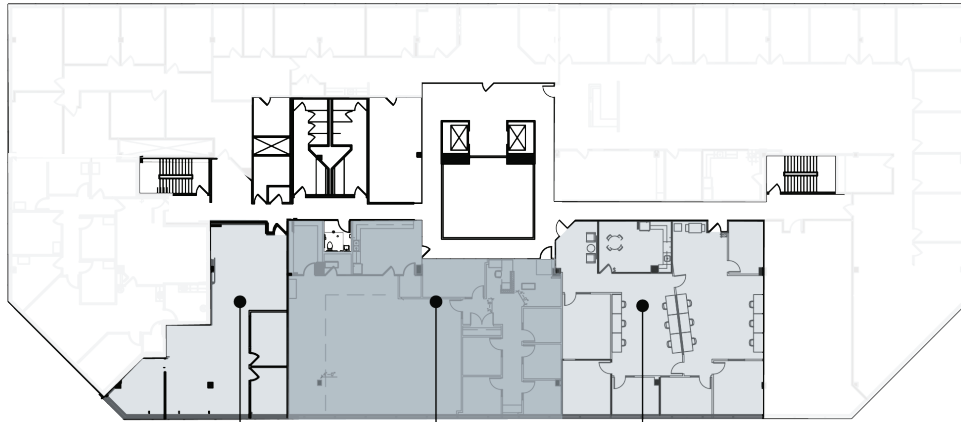
AVAILABLE 5/1/25
Suite 328
2,037 RSF

FOURTH FLOOR

AVAILABLE
Suite 407
1,757 RSF

AVAILABLE
Suite 400
3,646 RSF

AVAILABLE 5/1/25
Suites 435-440
3,063 RSF

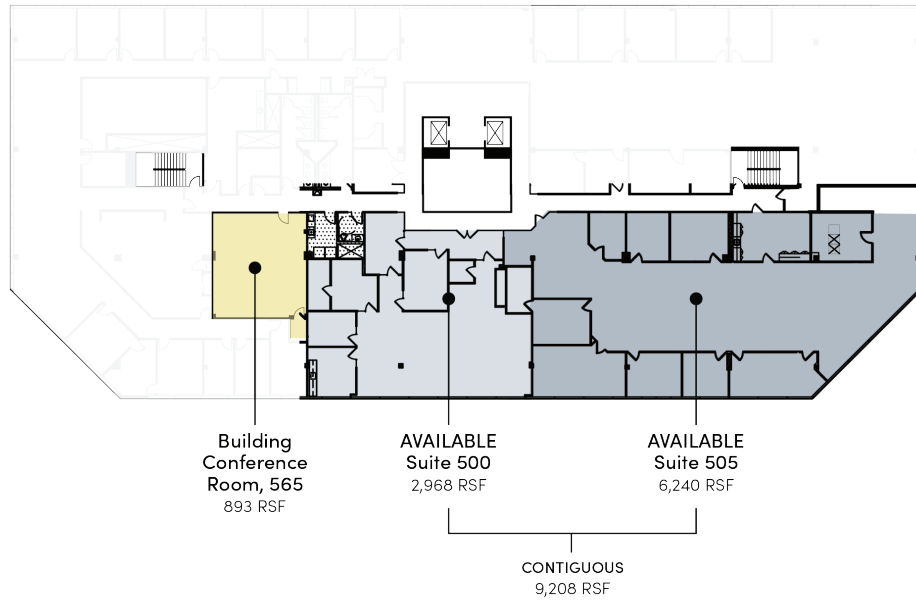


CONTIGUOUS 8,466 RSF



FLOOR PLANS

FIFTH FLOOR



CONTACT THE BROKER



ED BACKER | SIOR

Principal

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