

FOR SUBLEASE

# 4641 Crossroads Industrial

Bridgeton, MO 63044

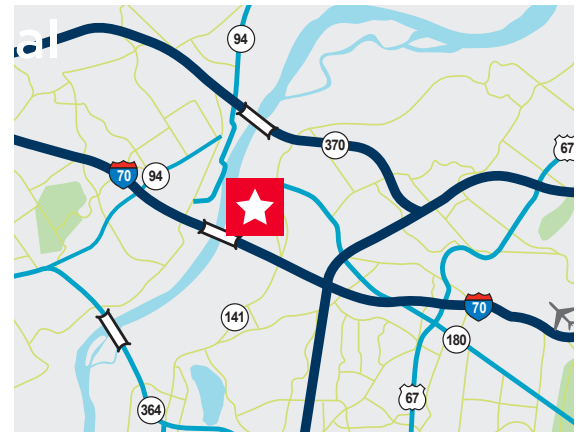
24,000 SF



Existing Racking Can Remain!

## PROPERTY HIGHLIGHTS

Available Area:	24,000 SF
Office:	±1,000 SF
Clear Height:	21'-23'
Column Spacing:	50' x 50'
Building Depth:	205'
Loading:	4 Docks
Lighting:	New LED Warehouse Lighting
Parking:	0.85/1,000 SF
Location:	Easy access to I-70, I-270 and Hwy 370 Seven miles to Lambert St. Louis Int'l Airport
Sublease Expiration:	12/31/2025
Sublease Rate:	<b>\$4.95/SF NNN</b>



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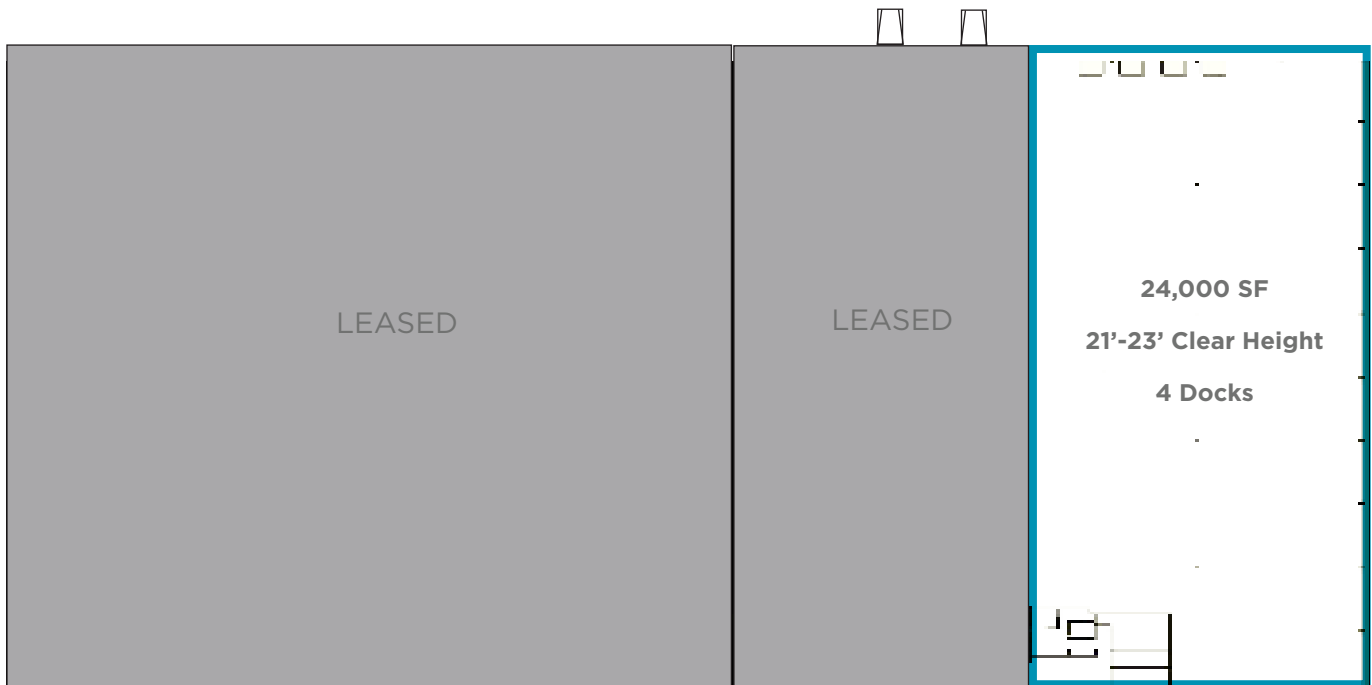
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## FLOOR PLAN



**CUSHMAN &  
WAKEFIELD**

[cushmanwakefield.com](http://cushmanwakefield.com)