



**SECURITY PLAZA
BUILDING**

SCAN HERE!



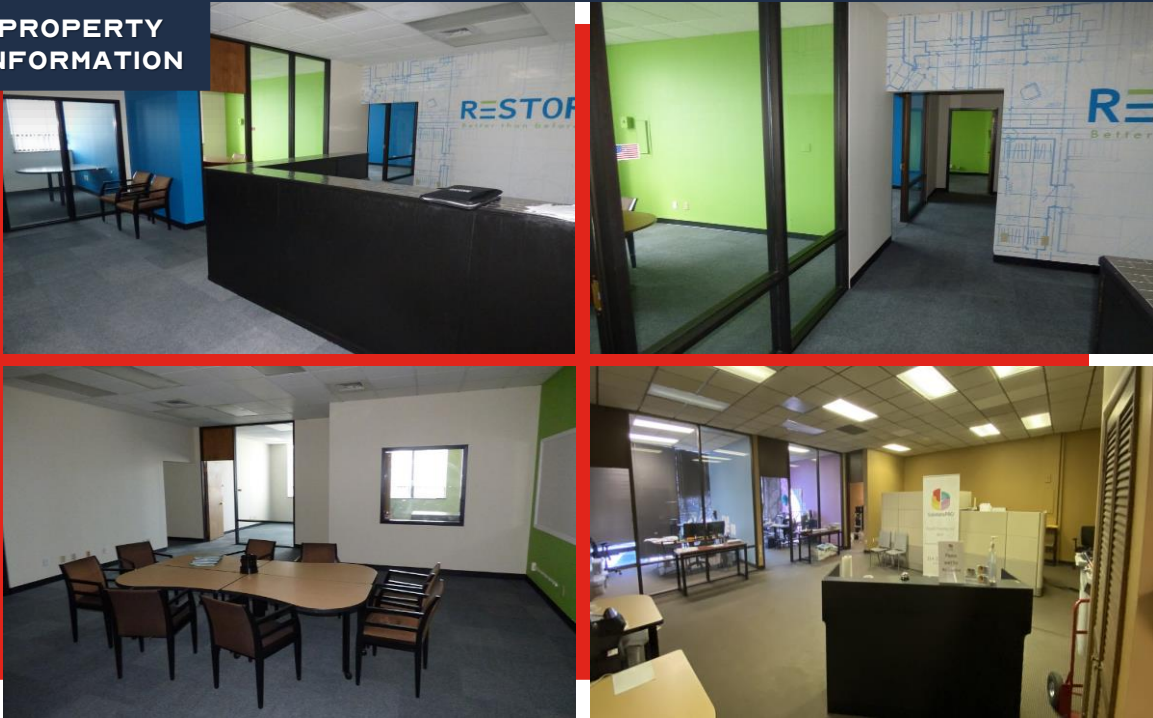
MARK CLARKSON

Phone: 314.647.6611 ext. 127
MClarkson@ManorRealEstate.com




**907-929 FEE FEE ROAD
ST. LOUIS, MO 63043
1,050 — 1,960 S.F. | \$9.00/S.F. N.N.N.**

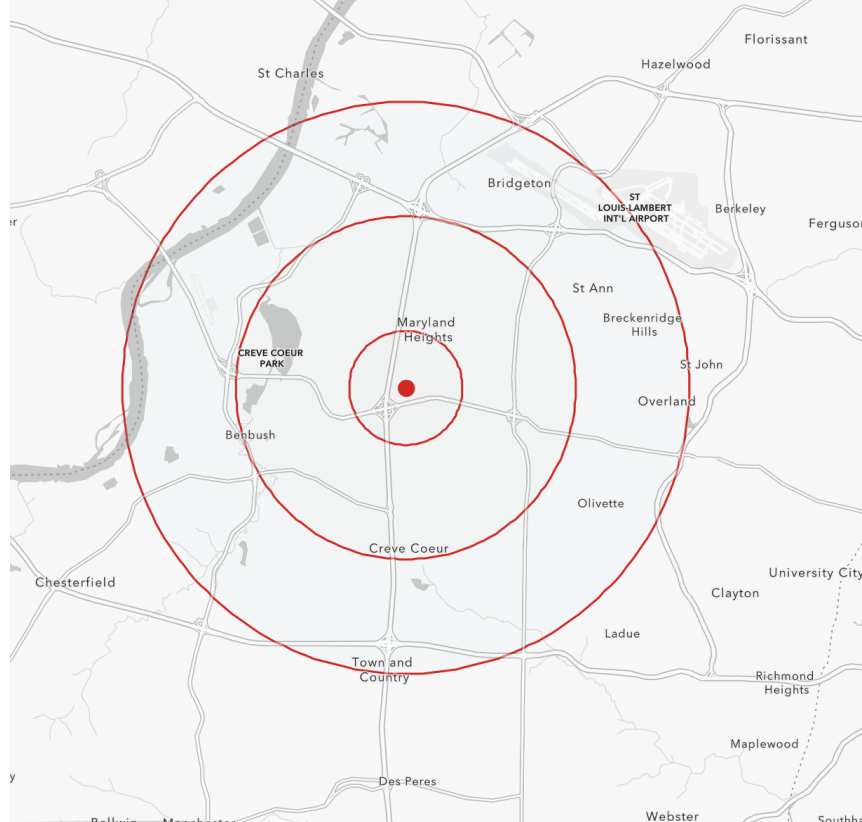
FOR LEASE

PROPERTY INFORMATION



- SUITE 7 CURRENTLY 20% OFFICE AND 80% WAREHOUSE WITH DRIVE-IN
- SUITE 3 IS OFFICE SPACE WITH ACCESS TO COMMON LOADING DOCKS
- PROPERTY RECENTLY HAS GONE THROUGH MANY EXTERIOR AND INTERIOR RENOVATIONS
- LOCALLY OWNED AND PROFESSIONALLY MANAGED
- PRIVATE PARKING SPACES OFFERING A 5.75/1,000 S.F. RATIO
- CONVENIENT ACCESS TO INTERSTATE-70, INTERSTATE-270, AND MO-364
- EXTERIOR SIGNAGE AVAILABLE WITH STRONG VISIBILITY TO FEE FEE RD., WESTPORT PLAZA DRIVE, AND WORTHINGTON ACCESS DRIVE

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION 	8,356	77,035	151,662
HOUSEHOLDS 	3,857	34,307	64,729
AVERAGE HH INCOME 	\$90,084	\$109,790	\$114,753



SCAN HERE!



MARK CLARKSON

Phone: 314.647.6611 ext. 127
MClarkson@ManorRealEstate.com

907-929 FEE FEE ROAD
ST. LOUIS, MO 63043
1,050 – 1,960 S.F. | \$9.00/S.F. N.N.N.

SITE PLAN



SECURITY PLAZA

SUITE	STATUS	SQUARE FOOTAGE
100	LEASED	1,725
101	LEASED	1,294
103	LEASED	1,048
200	LEASED	1,457
200A	LEASED	2,050
201	LEASED	2,496
204	LEASED	1,885
923	LEASED	2,582
921	LEASED	1,322
917	LEASED	2,962
915	LEASED	2,482
909	LEASED	1,237
907	LEASED	1,630
3	AVAILABLE	1,050
3A	LEASED	1,058
5-5A	LEASED	2,680
7	AVAILABLE	1,960
7A	LEASED	1,976
9	LEASED	1,880
11-11D	LEASED	9,080
11E	LEASED	2,136
11E	LEASED	2,136

SCAN HERE!



MARK CLARKSON

Phone: 314.647.6611 ext. 127
MClarkson@ManorRealEstate.com

907-929 FEE FEE ROAD

ST. LOUIS, MO 63043

1,050 — 1,960 S.F. | \$9.00/S.F. N.N.N.

AERIAL



SCAN HERE!



MARK CLARKSON

Phone: 314.647.6611 ext. 127
MClarkson@ManorRealEstate.com

907-929 FEE FEE ROAD
ST. LOUIS, MO 63043
1,050 — 1,960 S.F. | \$9.00/S.F. N.N.N.