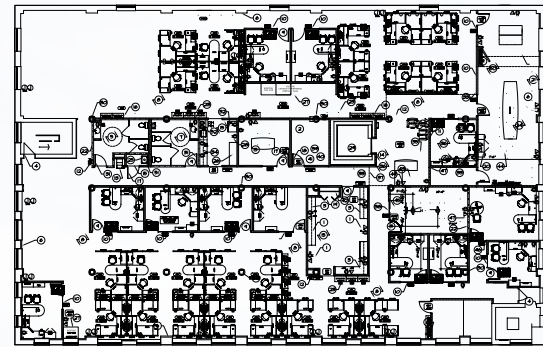
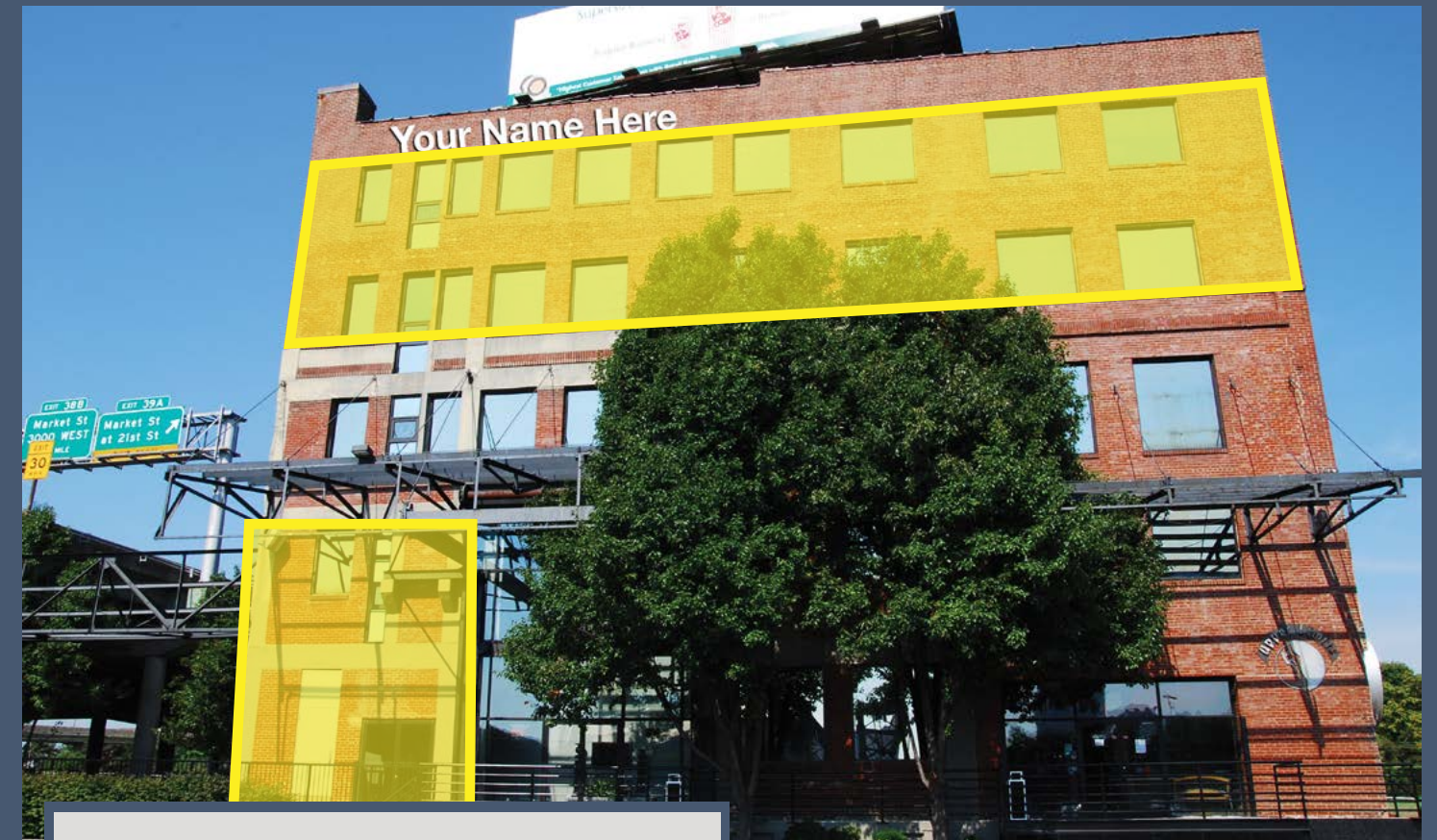


# FOR SALE OR LEASE

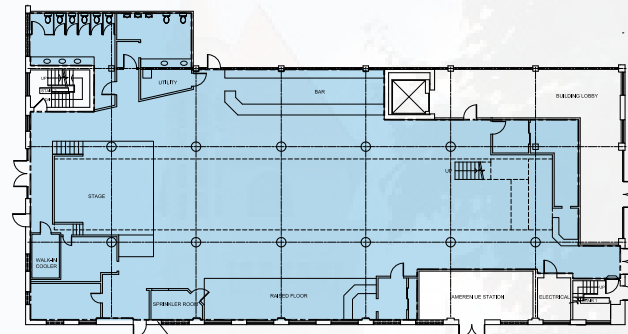
Opportunity Zone - 43,161 SF on 1.75 Acres

# SANSONE group

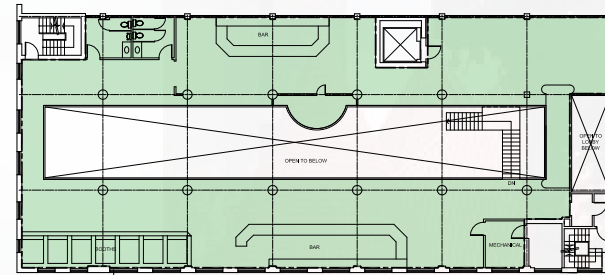
## Union Square Plaza



4th Floor  
11,381 RSF

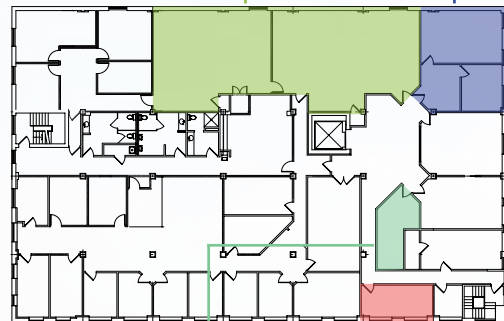


1st Floor  
6,728 RSF  
Mezzanine  
5,123 RSF  
11,851 RSF  
Creative Space



SECOND FLOOR  
AREA: 5,123 SF

Suite 507  
2,458 RSF  
Suite 506  
830 RSF



Suite 503  
260 RSF  
Suite 502  
160 RSF



Photo Credit: HOK, Snow Kreilich

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**314-727-6664**



The information contained herein is not warranted, although it has been obtained from the owner of the property or from other sources that we deem reliable. It is subject to change without notice. Seller and broker make no representation as to the environmental condition of the property and recommend purchaser's independent investigation.

### PROPERTY FEATURES

- Full floor opportunity
- Adjacent to Union Station, Drury Inn, Metro Link and Future MLS Stadium
- I-64 building signage
- Monument signage
- Fenced surface lot with free parking (4.33/1,000 SF)
- Located in Opportunity Zone

UNION SQUARE PLAZA  
326 S. 21st Street • St. Louis, MO 63103

### LEASE AVAILABILITIES

Suite	RSF
100	11,851
400	11,381
502	160
503	260
506	830
507	2,458

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