

# FOR SALE/LEASE

10877 WATSON ROAD  
SUNSET HILLS, MO 63127

**INTELICA** CRE  
COMMERCIAL REAL ESTATE



## PROPERTY OVERVIEW

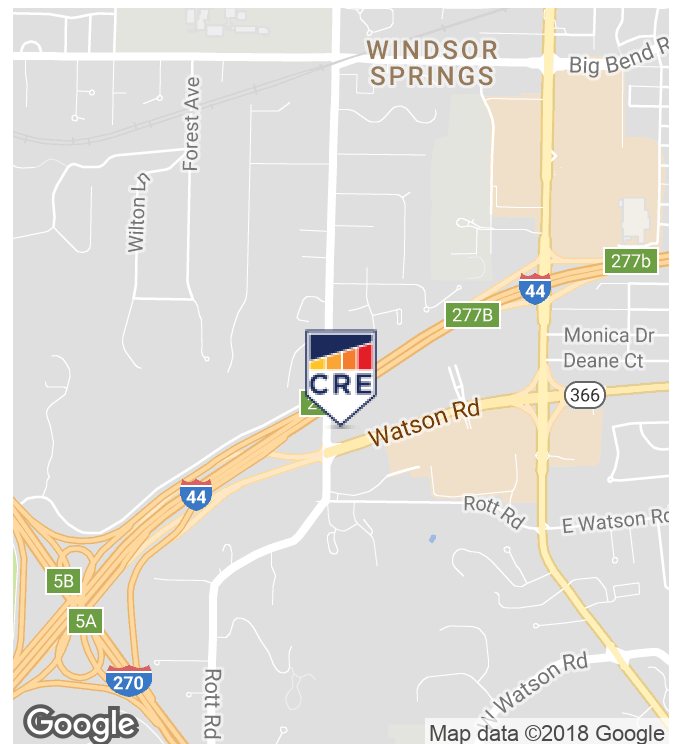
10877 Watson Road is a 44,365 SF office building located on 3.22 acres in Sunset Hills, MO. This three-story Class B building is conveniently located off Interstate 44. Amenities include: building signage opportunities, parking ratio of 4/1,000 and abundant retail nearby.

## PROPERTY HIGHLIGHTS

- 44,365 SF building
- Entire building available For Lease
- Building Signage available
- 4/1,000 parking ratio
- Conveniently located off I-44 with abundant retail amenities

**FOR SALE: \$5,100,000**

**FOR LEASE: \$21.00 PSF (Full Service)**



**DAVID MORRIS, CCIM | SIOR**

314.200.4346

dmorris@intcre.com

**DAN DOKOVIC, SIOR**

314.270.5992

ddokovic@intcre.com



600 EMERSON, SUITE 210 • CREVE COEUR, MO 63141 • 314.270.5991 • INTELICRE.COM

ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED TO BE RELIABLE. HOWEVER, NO REPRESENTATION IS MADE TO THE ACCURACY THEREOF.

VIEW THIS PROPERTY AND MORE AT

INTELICRE.COM/PROPERTIES

# FOR SALE/LEASE

10877 WATSON ROAD  
SUNSET HILLS, MO 63127

**INTELICA** CRE  
COMMERCIAL REAL ESTATE



**DAVID MORRIS, CCIM | SIOR**

314.200.4346

dmorris@intcre.com

**DAN DOKOVIC, SIOR**

314.270.5992

ddokovic@intcre.com



600 EMERSON, SUITE 210 • CREVE COEUR, MO 63141 • 314.270.5991 • INTELICACRE.COM

ALL INFORMATION CONTAINED HEREIN IS FROM SOURCES DEEMED TO BE RELIABLE. HOWEVER, NO REPRESENTATION IS MADE TO THE ACCURACY THEREOF.

VIEW THIS PROPERTY AND MORE AT

INTELICACRE.COM/PROPERTIES