

INDUSTRIAL INVESTMENT SALE



9643-9673 Dielman Rock Island Industrial Drive
Olivette, Missouri

Sansone Group is pleased to present qualified investors with the opportunity to acquire the 32,000 square foot fully leased industrial building located at 9643-9673 Dielman Rock Island Industrial Drive in Olivette, Missouri.

Property Specifications	
Property Address	9643-9673 Dielman Rock Island Industrial Drive
City, State, Zip Code	Olivette, MO 63132
Number of Tenants	14
Lease	100% leased
Price (PSF)	\$79.87
Current Use of Property	Office/Warehouse
Area of Building	32,000 SF
Office Area	Approximately 60%
Area of Site	2.46 acres
Number of Stories	1
Zoning Code	Light Industrial District - "LID"
Ceiling Heights	16' clear heights
Fire Sprinklers	None
Drive-In Doors	15
Car Parking	57 spaces; 3.1/1,000 ratio





VINCENT J. BAJARDI, CCIM
vbajardi@sansonegroup.com
JAKE CORRIGAN
jcorrigan@sansonegroup.com

120 S. Central, Suite 500
Saint Louis, MO 63105
p: 314.727.6664
f: 314.727.6101

