

New Office Space

2885 E. Battlefield Road, Springfield, MO



10,050 Square Feet, May Divide

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Executive Summary

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Total Building Size: 10,050 SF
 Available Space: 10,050 SF

Lease or Sale Information

Base Rent: (Per Month): \$15.50 PSF
 Taxes & Insurance: Approximately \$3.00 PSF
 Total Monthly Rent: \$15,495

Property Description

Available: June 2008
 Parking: 4.5 spaces per 1000 square foot
 Condition: New Construction
 Traffic Count: Battlefield West of Hwy 65 = 27,911
 Zoning: Office
 Infill Allowance: \$25 PSF Infill Allowance

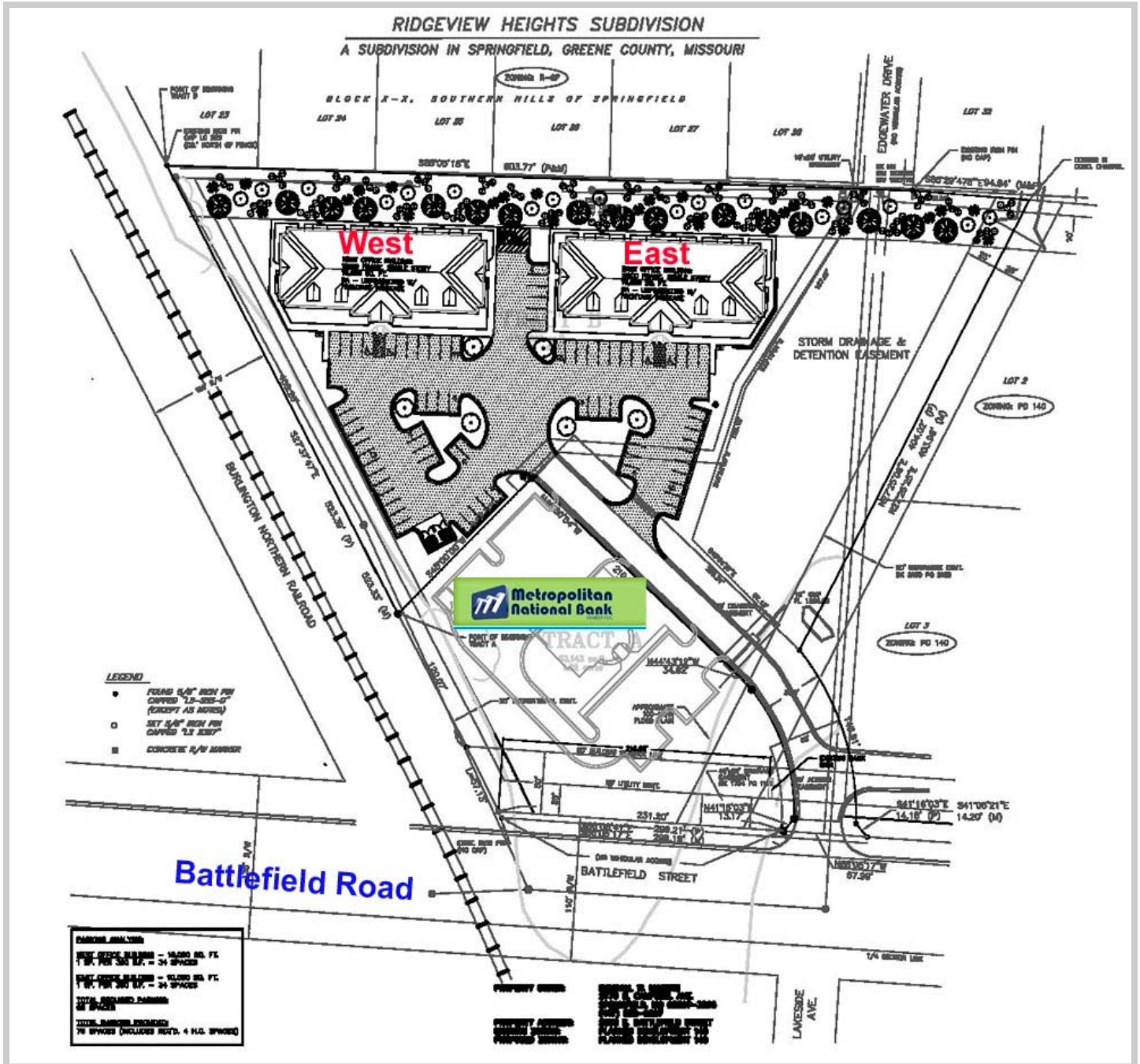
Battlefield East of Lone Pine = 31,202



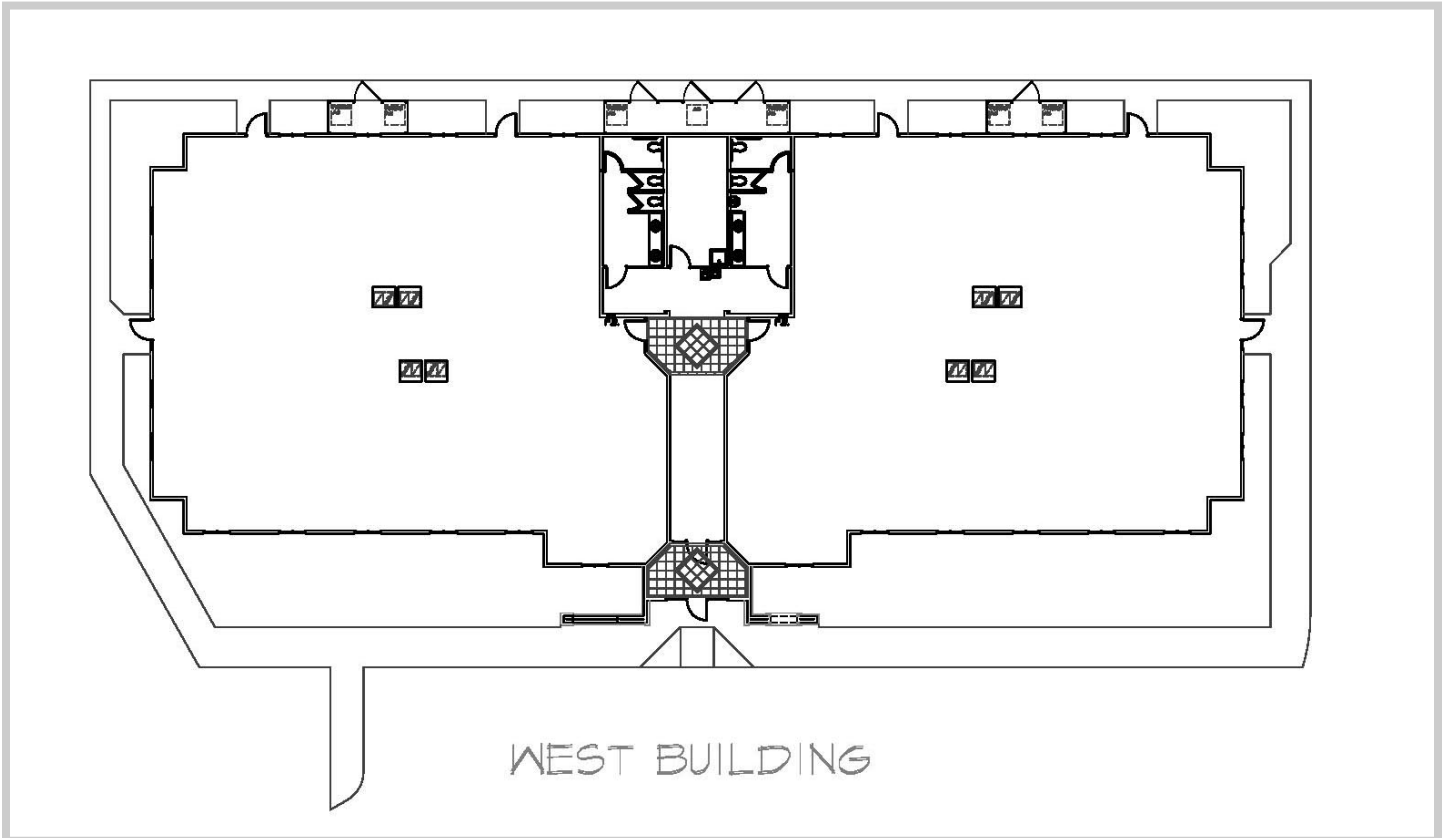
Additional Information

New office space available next to Metropolitan National Bank on E. Battlefield just East of Lone Pine. A 10,050 square foot building is available with Landlord offering \$25 PSF Infill Allowance. Building may be divided with common area rest-rooms.

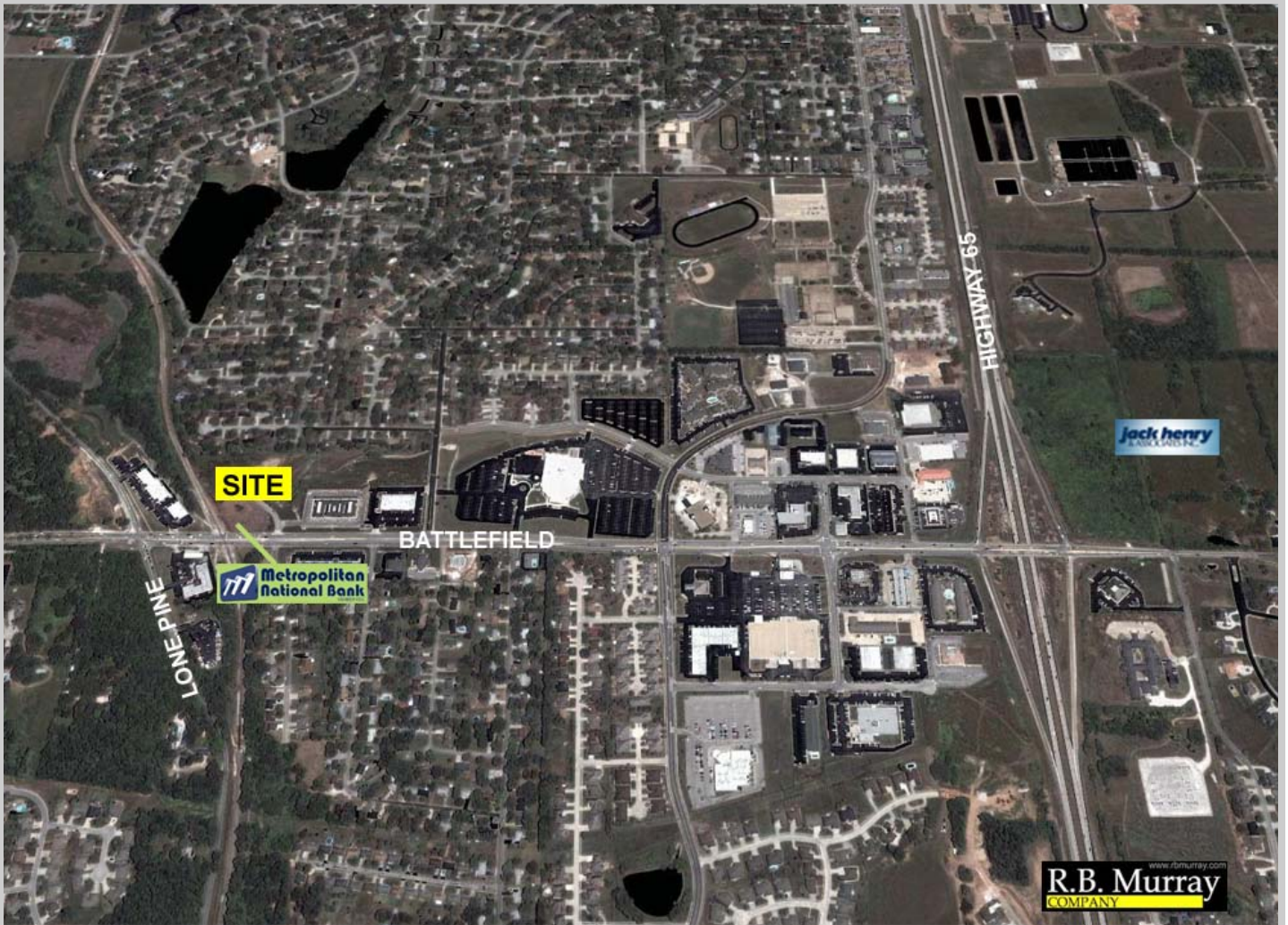
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Location

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