

# FOR LEASE



## Property Highlights:

- 3,319 RSF Second Floor corner office suite
- 13 private offices, reception area, server room, break room, copy/file area and private balcony
- Elevator Lobby exposure
- Free covered garage parking and surface parking providing 5/1000 RSF ratio
- Class A atrium office building in Bel Aire Office Park
- AT & T fiber and Spectrum fiber services
- Easy access to the I-270/Manchester Road interchange
- Banks, restaurants, service stations, movie theatre, shopping, West County Center, Des Peres Lodge and Missouri Athletic Club within one-mile radius
- On-site ownership, day porter/maintenance and professional management provided by Johnson Group

**FOR LEASE:**  
**\$24.00 prsf,**  
**full service**

## **1714 Deer Tracks Trail Suite 210 Town & Country, MO 63131**

For more information, contact  
(314) 862-3000

Daniel J. Johnson (ext. 2)  
danj@j-group.com

or

Sheldon Johnson, SIOR (ext. 6)  
shell@j-group.com

# Johnson Group

1714 Deer Tracks Trail, Suite 100  
St. Louis, Missouri 63131  
(314) 862-3000/fax (314) 862-1307  
www.j-group.com



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**1714 Deer Tracks Trail  
Suite 210  
±3,319 RSF Office**

