

FOR LEASE OR SALE | 268,326 SF 6565 WELLS AVENUE | ST. LOUIS, MO

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PROPERTY DETAILS

6565 WELLS AVENUE | ST. LOUIS, MO

AVAILABLE SPACE	268,326 SF
BUILDING 1	158,821 SF
BUILDING 2	109,505 SF
CLEAR HEIGHT	16' - 24'
LOADING DOCKS	2 Existing 8 Proposed
CRANES	Infrastructure in Place
YEAR BUILT	1967
POWER	Heavy Power Potential
PARKING	500+ Spaces 56 Trailer Positions
LAND AREA	14.56 Acres
PARCEL ID	16H222186
RAIL ACCESS	Adjacent to Norfolk Southern Rail Line
OPEX ESTIMATE	\$0.63/SF



PROPERTY HIGHLIGHTS









වුදු QUALITY WORKFORCE



POTENTIAL FOR ADDITIONAL DOCKS



RENOVATED IN 2025

FLOOR PLAN 6565 WELLS AVENUE | ST. LOUIS, MO

NUMBER

2

TOTAL

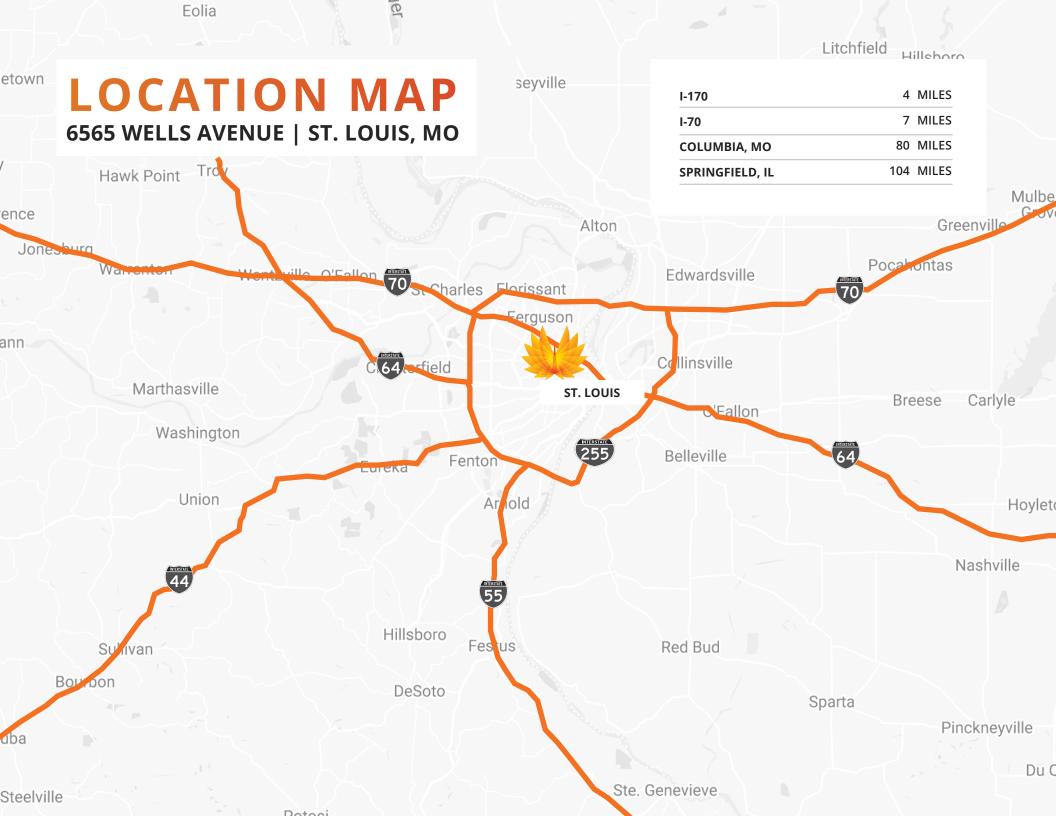
BUILDING 2

109,505 SF

268,326 SF









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