

## Professional Office Suites For Lease

1716 Corporate Crossing, O'Fallon, Illinois 62260  
St. Clair County

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### Basic Details

Listing No:	1501
Sale Or Lease:	For Lease
Property Type(s):	Office
Building Size (Sqft):	12,363 Sqft.
Lot Size (Acres):	0.28 Acre(s)
Total Sqft Available:	6,000 Sqft.
Lease Rate:	\$15.00/SF, NNN
Lease Type:	NNN
Net Charges:	\$3.12

### Address

Country:	US
State:	IL
County:	St. Clair
City:	O'Fallon
Zipcode:	62260
Street Number:	1716
Street:	Corporate Crossing

### Square Foot Information

Building Total Sqft:	12,363 Sqft.
Total Sqft Available:	6,000 Sqft.
Office:	6,000 Sqft.
Min Divisible Sqft:	2,000 Sqft.
Max Contiguous Sqft:	6,000 Sqft.

### Property Information

Parcel No:	04-33.0-206-003
Zoning:	B-1 Community Development
Zoning By:	City of O'Fallon
Parking:	40
Parking Surface Type:	Asphalt
Property Tax:	\$15,156
Tax Year:	2022

## Structural Data

Year Built:	2000
Rehab Year:	2016
Class:	B
Clearance Min:	9 ft
Clearance Max:	9 ft
Exterior:	Brick
Floors:	1

## Land Measurements

Acres:	0.28 Acre(s)
Frontage:	151 ft
Depth:	91 ft