

# OFFICE FOR LEASE

301 Sovereign Ct.  
Ballwin, MO 63011

**SKYLINE**  
COMMERCIAL REAL ESTATE

**214 - 770 SF available**  
**Lease Rate: \$20/psf FS**

## PROPERTY DETAILS

- Move-in ready spaces
- Located minutes from Manchester Road, I-270 & Highway 141
- Plenty of parking available on-site



## 2024 DEMOGRAPHICS

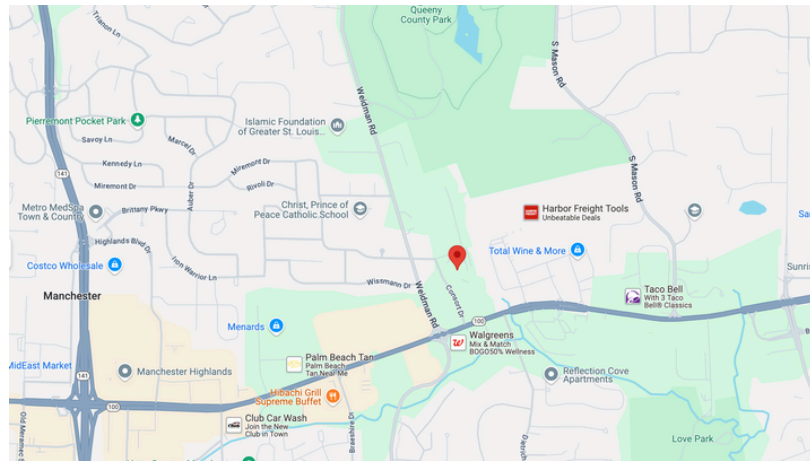
1 Mile | 3 Miles | 5 Miles

### Population

7,223 | 69,191 | 169,828

### Median Household Income

\$125,563 | \$132,149 | \$143,026

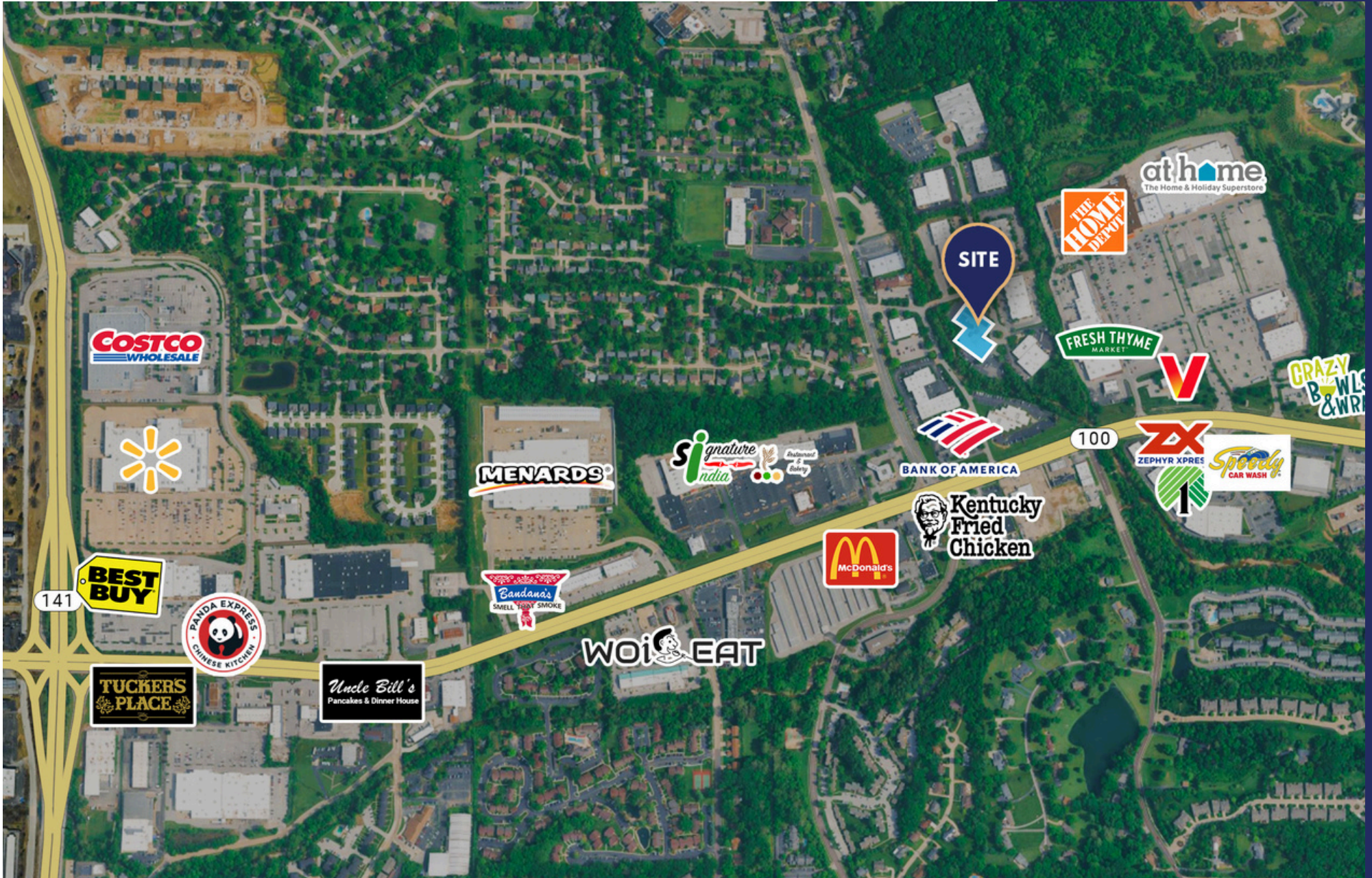


## CONTACT

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# TRADE AREA AERIAL



# PROPERTY PHOTOS

