

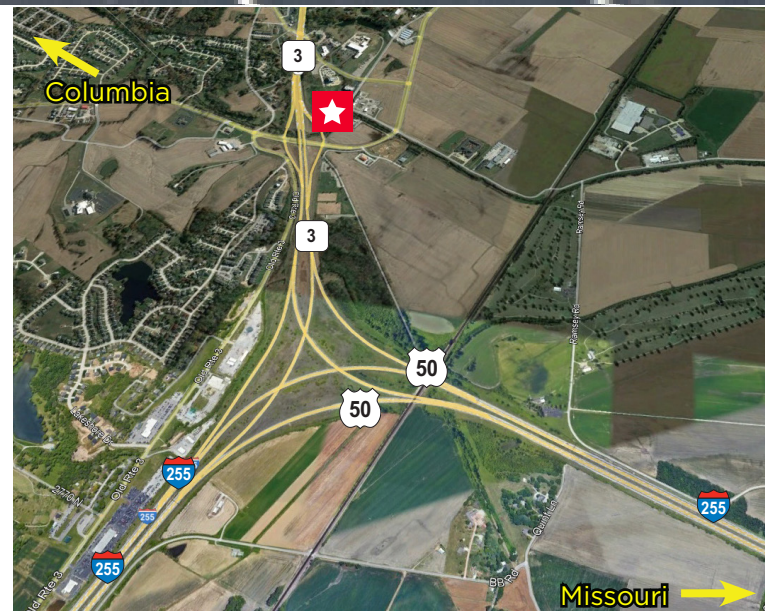


35,124 SF Office Space Available

Divisible by 11,708 RSF Floor Plates

Property Highlights

- Building signage available
- 6.75/1,000 parking
- Back up generator
- Minutes from St. Louis County & Downtown STL
- Sublease Thru: April 30, 2026
- Sublease Rate: \$17.00/RSF



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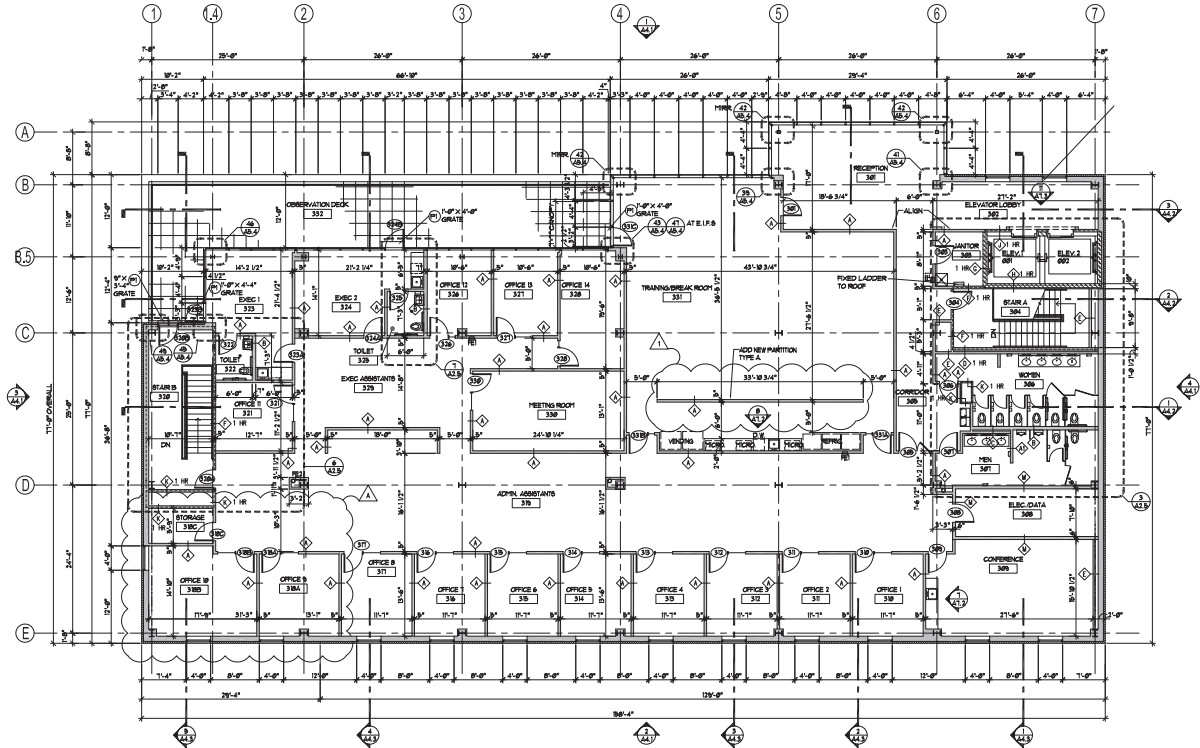


**CUSHMAN &
WAKEFIELD**

FOR SUBLEASE

**11800 Old Bluff Road
Columbia, Illinois 62236**

Floor Plan - 3rd Floor



Micro Mart



Kitchen Area



Cafe



Office



Conference Room



Reception Area