



# III ART IN

INTERACTIVE. INSPIRED. UNBELIEVABLE.

## JASSEN JOHNSON

314.614.6181

[jassen@risetothelocation.com](mailto:jassen@risetothelocation.com)

## MIKE CROMIE

314.428.9738

[mike@risetothelocation.com](mailto:mike@risetothelocation.com)

314.329.0839

*click me*



*scan me*

Take a Virtual Tour



TOWER

REAL ESTATE GROUP

# 1st Floor



FIRST FLOOR PLAN

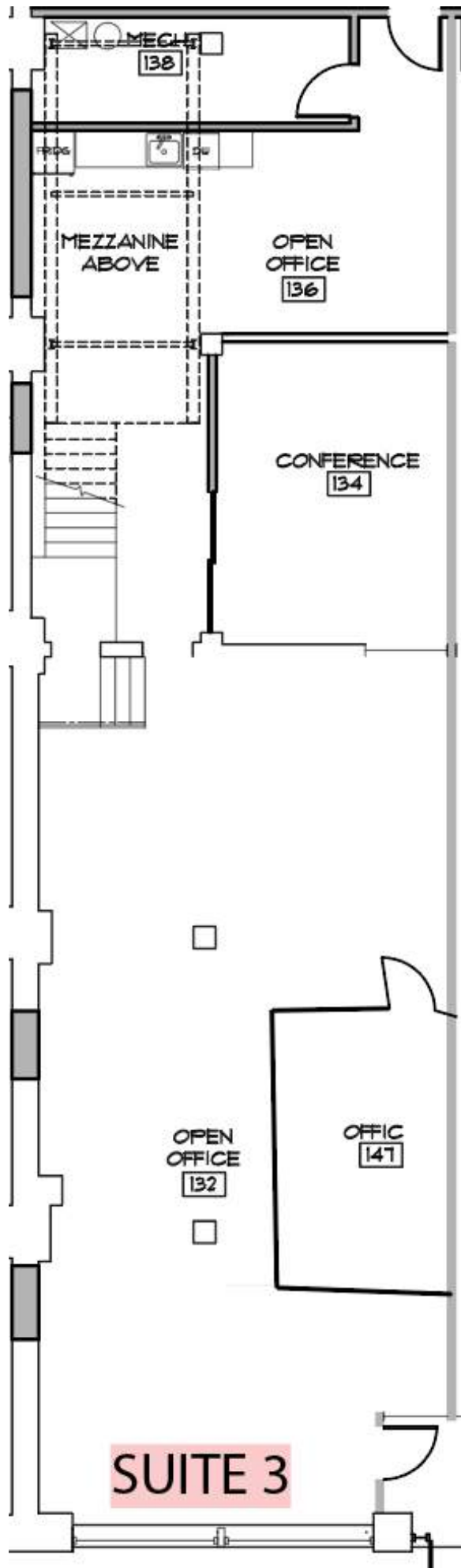
SCALE: 1/8" = 1'-0"



NORTH

# 2nd Floor





# 1st Floor

Suite 3

2,564 SF

2 Offices | Lofted Area

Large Kitchenette

Locust Street Entrance

Open Work Area

\$3,739/MO Modified Gross





# 2nd Floor

Suite 7

4,939 SF

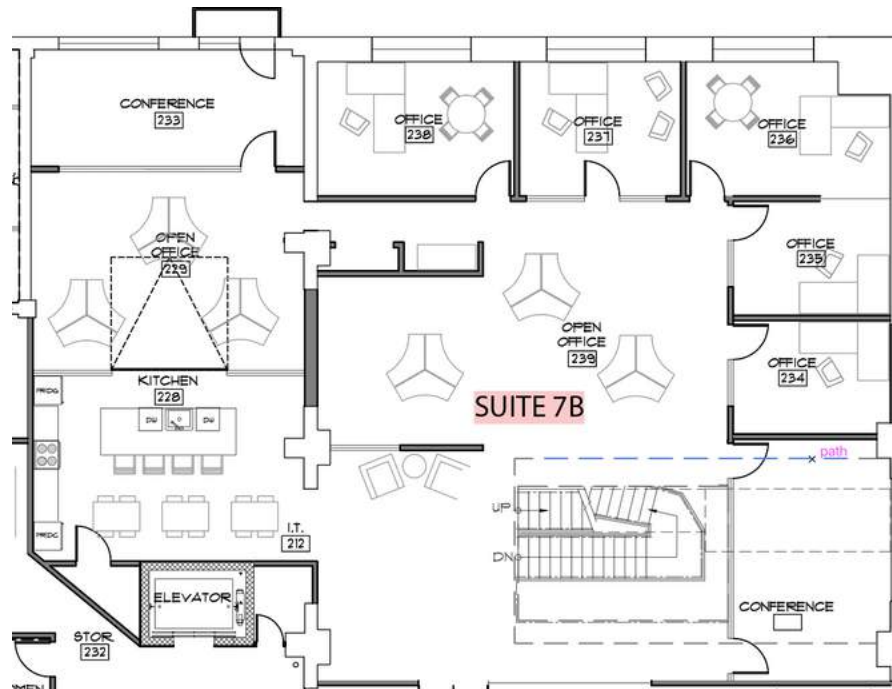
Full Bar and Kitchen

5 Offices | 2 Conference Rooms

Primary Entrance St.Charles

Private Rooftop Deck

\$7,000/MO Modified Gross





Suite Kitchenette

## Common Areas

Voice Interaction with Martin

1st Floor Conference Room with Full Kitchen

2nd Floor Conference Room with Wet Bar  
Brainstorming & Breakout Areas  
Life-Sized Board Games Throughout



2nd FL Conference Room

## Neighborhood

Located in St. Louis' Premier Design District

Surrounded by 16+ Restaurants  
2 Miles from Future NGA  
Development

Blocks from Future MLS Stadium



1st FL Conference Room

*Get to where you need.*

**01** Walkability Score  
60



**02** Easy Highway Access  
40, 44 & 70



**03** Bike & Scooter  
Friendly



# YOUR FUTURE NEIGHBORS



BIRCH CREEK

renaissance  
development associates



TOWER  
REAL ESTATE GROUP

**DESTROY™**

Simply Strategy  
Insights Articulated



Lash  
NARRATIVE

