

THE ATRIUM AT CHESTERFIELD

16305 Swingley Ridge Road
Chesterfield, MO 63017



Prominent Class A OFFICE SPACE -
Great Chesterfield Location
Prominent Highway Visibility on I-64
Intersection of I-64/40 & Olive/Clarkson

BALKE BROWN
TRANSWESTERN®

PROPERTY DESCRIPTION

The Atrium Building is a first class 5-story 120,163 sf polished granite office building. The building is located in the heart of the 1,500 acre masterplanned community of Chesterfield Village.

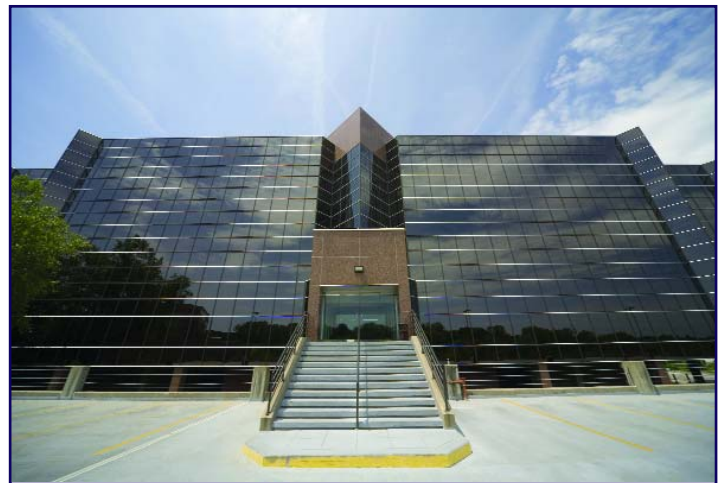
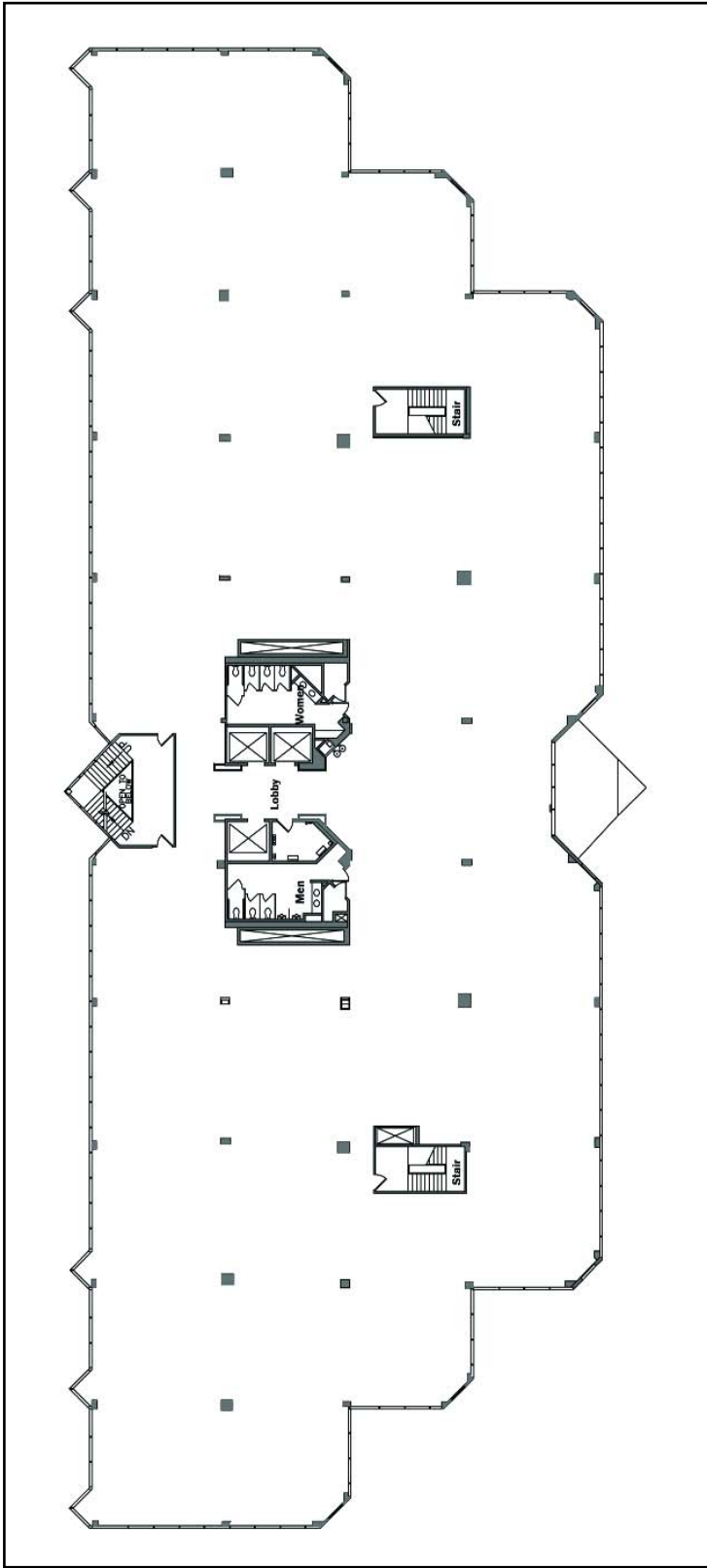
- Superior access and visibility to/from Highway 40/64
- 502 free parking spaces located in the attached garage
- 55 executive reserved spaces located adjacent to the building
- 2,000 sf full service fitness facility including men's/women's showers
- Dramatic two-story atrium lobby featuring first class finishes
- Convenient on-site tenant storage space
- Prominent monument signage
- Convenient access to numerous restaurants and services located in Chesterfield Valley and Chesterfield Village including Chesterfield Mall



Two-story atrium lobby



TYPICAL FLOOR PLAN



For more information call:

314.621.1414

BALKE BROWN
TRANSWESTERN[®]

Kevin McLaughlin
kmclaughlin@balkebrown.com

Mike Donovan
mdonovan@balkebrown.com

Timberlake Manor Drive

Chesterfield Parkway

Clarkson Road

THE ATRIUM
AT CHESTERFIELD

NEARBY AMENITIES

RESTAURANTS/FOOD

The Cheesecake Factory
Stoney River Legendary Steaks
Annie Gunn's
California Pizza Kitchen
Houlihan's
P.F. Chang's
Andria's Steakhouse
Charlie Gitto's
First Watch
Macaroni Grill
Chili's
Hibachi-San
St. Louis Bread Company
Harpo's
Crazy Bowls & Wraps
Chipotle

RETAIL

Chesterfield Mall
Chesterfield Commons
(2,000,000 sf of Amenities,
including Target, Lowes, Dick's
Sporting Goods, Best Buy, Sam's,
Walmart, Home Depot, etc)
Walgreens
Trader Joe's

HOTELS

Drury Plaza Hotel
Hampton Inn-Chesterfield
Homewood Suites
Double Tree
Hilton Garden Inn
Residence Inn
Spring Hill Suites

BANKS

U.S. Bank
Lindell Bank & Trust
Commerce Bank
Bank of America
First Bank