

For Sale/Lease

Possible Ground Lease or BTS
Former Bank Building

311 S. Main Street
O'Fallon, MO 63366



- Freestanding Building on 1.44 ac lot
 - ◆ 8,053 SF Main Level, 3,005 SF Lower Level
- Building and Monument Signage
- Located within Downtown Overlay District
- High-traffic Exposure on South Main Street
- Easy Access to I-70, Close to City Hall
- Former Bank with Vault in Place
- Finish-to-Suit for Qualified Tenant
- All new landscaping with sealed & striped parking lot and new roof installed October 2025
- Zoned C-2
- 71 Parking Spaces
- **Lease Rate:** \$21.00 PSF, Full Service
- **Sale Price:** \$1,250,000



Danny Wapelhorst

Vice President

Phone: (636) 970-0330

dannyw@cissellmueller.com



CISSELL MUELLER
COMPANY, L.L.C

