



# Lambert Corporate Center

INDUSTRIAL



Lambert Corporate Center I & II (“LCC”) is a great example of a niche, infill development opportunity that became a specialty for Don Land at Balke Brown. Located on 20 acres adjacent to Lambert International Airport in St. Louis, Missouri, LCC was developed on an overlooked parcel of land. The site’s central location with excellent interstate accessibility, a non-flood plain location, an established market area and a great labor pool made this parcel excellent for modern bulk development.

The 350,000 square foot project is comprised of two “front loader” modern bulk warehouse buildings that was a “pre-sale” deal structure with Equitable/Lend Lease. Building I was partially pre-leased, constructed and stabilized, and then LCC II was built and leased. The overall project was started, completed and stabilized within 36 months and was another infill development success story.

**Lambert Corporate Center**

Missouri Bottom Road  
Hazelwood, MO 63042

Completed 1998

Building I - 200,000 sf  
Building II - 150,000 sf

**Balke Brown Associates**  
Developer

**Don Land**  
Development Principal

**Holleran Duitsman**  
Architect

**ARCO Construction**  
General Contractor



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