

301 Broadway Street
Cape Girardeau, MO 63701



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MLS# MIS26023979



\$2,600

Well-appointed 1,250 sf second-floor office suite available for lease in the historic Missourian Building at 301 Broadway in the heart of downtown Cape Girardeau. This efficient and flexible layout is ideal for small businesses, startups, or satellite offices seeking a professional presence in a character-rich environment. The suite features a welcoming reception area, one private office, and a large conference room that can easily function as a second private office. A spacious open area provides flexibility for cubicles, collaborative workspace, or a variety of business uses, allowing tenants to customize the space to fit their needs. The suite is accessible via both stairs and elevator, providing convenient access for employees and clients, and includes access to shared restroom facilities. Located in one of Cape Girardeau's most recognizable and architecturally significant buildings, the property offers a unique blend of historic charm and modern functionality. Situated in the core of downtown, 301 Broadway is surrounded by a vibrant mix of restaurants, retail, and entertainment, creating a dynamic and walkable environment. The location offers excellent access to nearby amenities and parking, making it convenient for both daily operations and client visits. This is a rare opportunity to lease an efficient, adaptable office suite in a premier downtown



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