

1175 technology drive ofallon mo 63368

Unveiling the Significance of 1175 Technology Drive, O'Fallon, MO 63368

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1. The Location and its Significance: Understanding 1175 Technology Drive, O'Fallon, MO 63368

The address 1175 Technology Drive, O'Fallon, MO 63368, represents a key location within a rapidly growing technology sector in the St. Louis metropolitan area. Its significance stems from its strategic positioning within a planned technology park, facilitating the concentration of technology-related businesses, fostering collaboration, and driving economic development in O'Fallon, Missouri. Understanding the factors contributing to its success requires a multi-faceted analysis, encompassing geographical location, infrastructure, economic incentives, and the overall business environment.

2. Geographical Analysis of 1175 Technology Drive

The location of 1175 Technology Drive offers several compelling advantages. Its proximity to major highways (e.g., Interstate 64/44) ensures easy access for employees and clients, minimizing commuting times and logistical challenges. Furthermore, its location within O'Fallon, a rapidly growing city, provides access to a growing workforce pool and a supportive municipal government actively promoting economic development. The strategic positioning of 1175 Technology Drive within O'Fallon strengthens its attractiveness for businesses seeking a well-connected and thriving location.

3. Infrastructure and Amenities Supporting 1175 Technology Drive

The success of any commercial development hinges on adequate infrastructure and amenities. 1175 Technology Drive benefits from robust infrastructure, including reliable high-speed internet access—a crucial requirement for technology companies. The presence of modern utilities, ample parking, and well-maintained roads further enhances the appeal of this location. The availability of nearby amenities, such as restaurants, hotels, and retail establishments, also contributes to the overall attractiveness of the area for both businesses and employees. The strategic planning around 1175 Technology Drive demonstrates a forward-thinking approach to infrastructure development, ensuring the long-term viability of the area.

4. Economic Incentives and Business Development at 1175 Technology Drive

O'Fallon, MO, has actively pursued economic development initiatives to attract businesses to its technology park. This involves offering various incentives, such as tax breaks, grants, and other financial assistance, to encourage companies to locate to 1175 Technology Drive and the surrounding area. These incentives play a crucial role in attracting businesses and stimulating job creation. By investing in its technology sector, O'Fallon aims to diversify its economy, create higher-paying jobs, and enhance its overall economic competitiveness. Analyzing the effectiveness of these incentives is crucial to understanding the long-term impact of the development at 1175 Technology Drive.

5. The Business Environment and its Impact on 1175 Technology Drive

The success of 1175 Technology Drive is also influenced by the broader business environment of O'Fallon and the surrounding region. Factors such as the availability of a skilled workforce, the regulatory environment, and the overall quality of life in the area are all significant considerations for businesses. The presence of universities and technical schools in the vicinity also contributes to the availability of a skilled labor pool, supporting the growth of technology-related businesses located at 1175 Technology Drive. The collaborative nature of the business community within the technology park also enhances the overall success of the location.

6. Case Studies: Successful Businesses at 1175 Technology Drive

A detailed analysis of businesses currently operating at 1175 Technology Drive provides valuable insights into the success of the location. Examining their growth trajectories, employment levels, and overall contribution to the local economy offers a concrete understanding of the impact of the development. This would involve conducting interviews with business leaders, analyzing publicly available financial data, and gathering information on their experiences within the technology park. Case studies allow for a deeper understanding of the specific factors contributing to their success at 1175 Technology Drive.

7. Future Projections and Development at 1175 Technology Drive

Looking forward, it is important to analyze the future potential of 1175 Technology Drive and the broader technology park. This involves considering factors such as future infrastructure development, projected population growth in O'Fallon, and the overall trajectory of the technology sector. Analyzing potential challenges and opportunities will allow for a more comprehensive understanding of the long-term sustainability of the development. Projections based on current trends and anticipated economic growth can provide valuable insights into the future impact of 1175 Technology Drive on the O'Fallon economy.

8. Comparative Analysis: 1175 Technology Drive and Other Technology Parks

A comparative analysis of 1175 Technology Drive with other technology parks in the St. Louis region and beyond can provide valuable benchmarks and insights. Comparing factors such as infrastructure, economic incentives, and business success rates allows for a more nuanced understanding of the strengths and weaknesses of the O'Fallon location. This comparative analysis will highlight the unique aspects that contribute to the success or challenges faced by 1175 Technology Drive.

9. Conclusion

1175 Technology Drive, O'Fallon, MO 63368, represents a significant location within a burgeoning technology sector. Its success is attributable to a confluence of factors, including strategic location, robust infrastructure, attractive economic incentives, and a supportive business environment. Continuous monitoring and analysis are crucial to ensure its long-term viability and contribution to the economic growth of O'Fallon, Missouri. The insights gained from this study provide a comprehensive understanding of the development and its impact on the surrounding community.

FAQs:

1. What type of businesses are located at 1175 Technology Drive? The exact businesses vary over time, but it typically houses a mix of tech startups, established technology firms, and companies supporting the technology sector.
1. How accessible is 1175 Technology Drive? It enjoys excellent accessibility due to its proximity to major highways and good public transportation links (where applicable).
1. What are the average rental rates at 1175 Technology Drive? Rental rates depend on factors

such as space size, building amenities, and market conditions. Data on this would need to be sourced from local real estate agents or property management companies.

1. What is the employment rate at 1175 Technology Drive? The employment rate would fluctuate based on the businesses operating there and should be researched directly from the businesses or the city's economic development office.
1. What are the future development plans for the area surrounding 1175 Technology Drive? Future plans usually involve expansions to accommodate more businesses, further infrastructure upgrades, and potential development of ancillary services to support the technology park. Details are available from the city of O'Fallon's planning department.
1. What are the environmental considerations related to the development at 1175 Technology Drive? Environmental considerations are typically addressed through sustainable building practices and adherence to local regulations.
1. How does 1175 Technology Drive contribute to the overall economy of O'Fallon? The contribution is significant through tax revenue, job creation, and the overall attraction of further investment.
1. What is the crime rate in the vicinity of 1175 Technology Drive? Crime statistics are publicly accessible through the O'Fallon Police Department and other relevant city sources.
1. What is the average commute time to 1175 Technology Drive? This depends on the origin point of the commute and can be estimated using online mapping tools.

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