



Building Type:	Industrial
Available SF:	28,800
Total SF:	103,680
Number of Stories:	1
Ceiling Peak:	25 Ft.
Expandable:	Unknown
Zoning:	Industrial-Light
Year Built:	1989
Specialty Features:	None
Can Subdivide:	Unknown
Within City Limits:	Yes
Construction Type:	Concrete Tilt-up
Floor Type:	Concrete-Reinforced
Lease Rate:	\$4
Lease Terms:	Unknown
Lease Rate Note:	\$/SF/YR
Last Updated:	Nov 6, 2024

Economic Development Contact

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Realtor/Owner Contact

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Property and Area Description

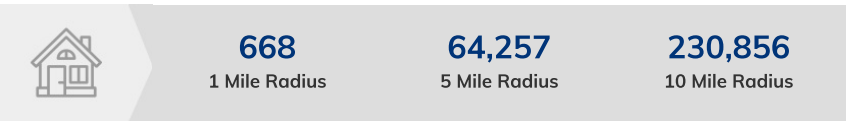
- 28,800 SF of space available • 2,498 SF of finished office • 2 dock-high doors & 1 ramped drive-in door • 25'8" minimum clear height • 200 am, 3-phase, 120/240 electric service • Immediate interstate access • Large truck court • Professionally managed business park • \$4.00 PSF net lease with \$1.62 in net charges: CAM, property taxes, insurance (2019 Est.)

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

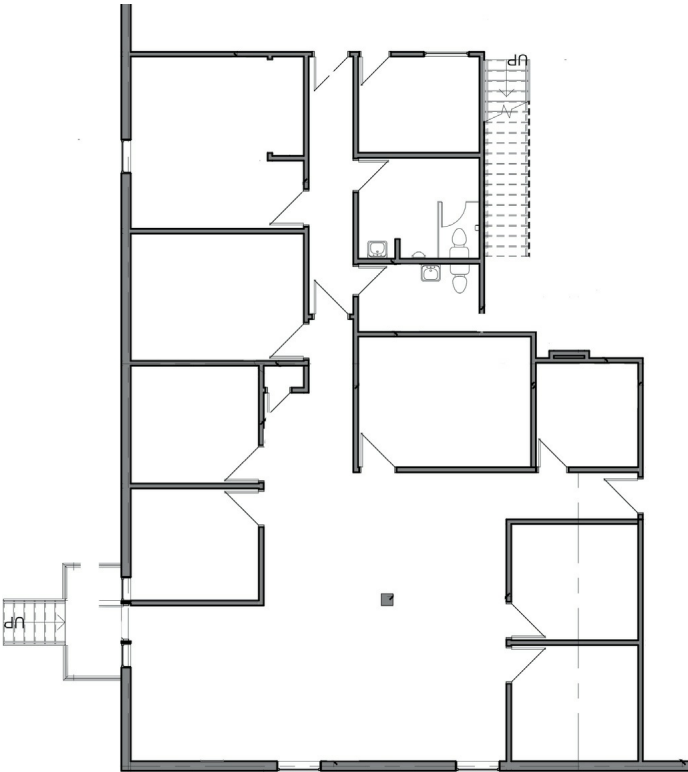
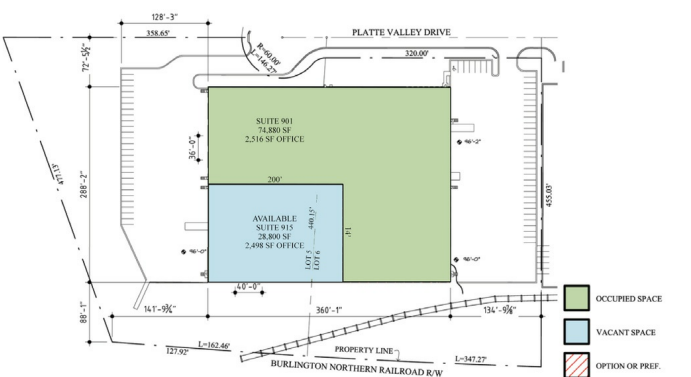
Transportation

- Nearest Highway: Missouri Highway 9 (1 mi.)
- Nearest Interstate: I-635 (1.6 mi.)
- Nearest Airport: Kansas City International Airport (14.8 mi.)
- Nearest Commercial Airport: Kansas City International Airport (14.8 mi.)
- Rail Served: No
- Rail Served By: Other
- Rail Accessible: Unknown
- Rail Infrastructure in Place: Unknown

Utilities

- Electric: Evergy - John Engelmann
- Natural Gas: KPL Gas Services
- Water: Missouri American Water
- Sewer: Missouri American Water
- Telecommunications: AT&T

Property Images



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