



# TURNER

LOGISTICS CENTER

**BUILDING VII**  
**±202,526 SF AVAILABLE**

**I-70 & COLLEGE PARKWAY / KANSAS CITY, KS / NEW CONSTRUCTION**



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**TRISTAN OTT**

Director of Industrial Leasing

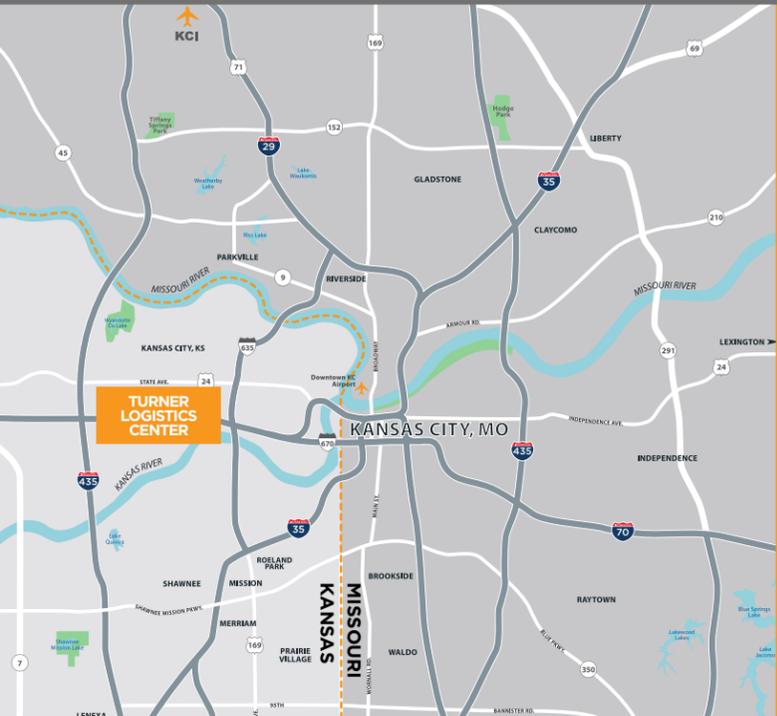
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**INSTANT CONNECTIVITY TO KC METRO**



**STRATEGICALLY LOCATED**  
with unparalleled and immediate access to Interstate 70

**ACCESS TO LARGE LABOR POOL** capable of supporting distribution operation

**UNPRECEDENTED REAL ESTATE TAX ABATEMENT**

**HIGHLY EXPERIENCED** landlord and developer with extensive in-house resources

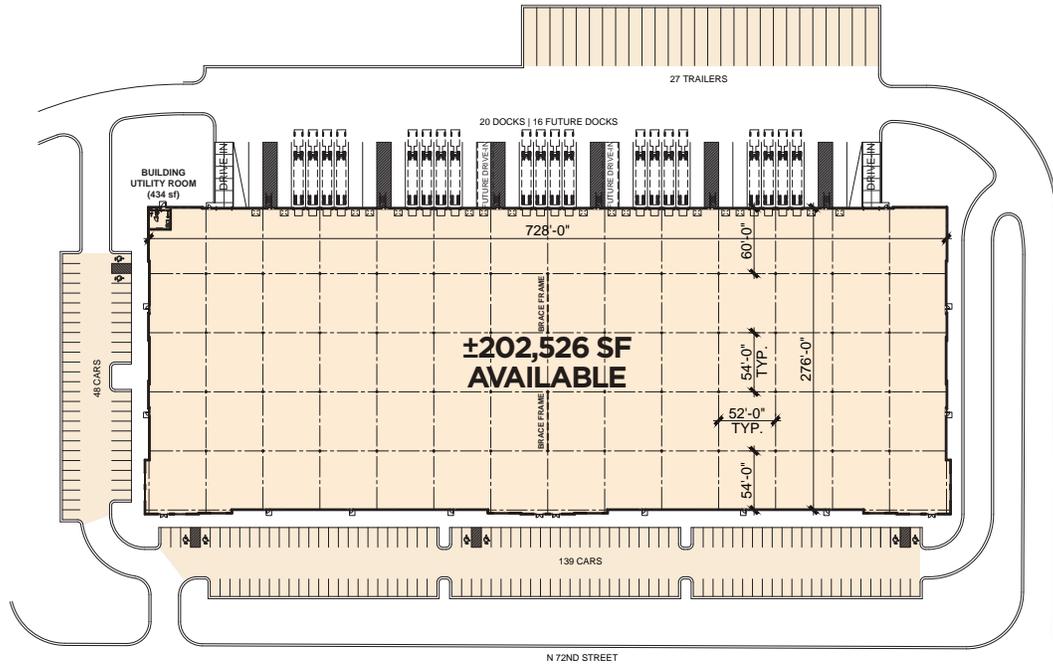
**250 ACRES WITH 3 MILLION SQUARE FEET** of projected Class A industrial product

- **BUILDING I**  
±406,000 SF  
Fully Leased
- **BUILDING II**  
543,554 SF  
Fully Leased
- **BUILDING III**  
±375,536 SF  
Fully Leased
- **BUILDING IV**  
±248,985 SF  
Fully Leased
- **BUILDING V**  
±346,826 SF  
Fully Leased
- **BUILDING VI**  
±407,964 SF  
Under Construction Available
- **BUILDING VII**  
±202,526 SF  
Planned Available
- **BUILDING VIII**  
±303,000 SF  
Under Construction Leased

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**BUILDING VII**  
**±202,526 SF AVAILABLE**

**I-70 & COLLEGE PARKWAY / KANSAS CITY, KS / NEW CONSTRUCTION**



**±202,526** SQUARE FEET    **±20** DOCK DOORS    **±2** DRIVE INS    **±187** CAR PARKING

TAXES	\$0.16 PSF	DRIVE-IN DOORS	2
BUILDING SF	±202,526	TRAILER PARKING	27
AVAILABLE SF	±202,526 SF	AUTO PARKING	±187 CARS
BUILDING DIMENSIONS	276' DEEP X 728'	FIRE PROTECTION	ESFR - K-25   K-17
COLUMN SPACING	52' X 54' COLUMNS 52' X 60' SPEED BAYS	LIGHTING	LED, 30 FC IN WAREHOUSE SITE FULLY LIT
CLEAR HEIGHT	36'	CONSTRUCTION	100% PRE-CAST CONCRETE
DOCK DOORS	20 (EXPANDABLE)		



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