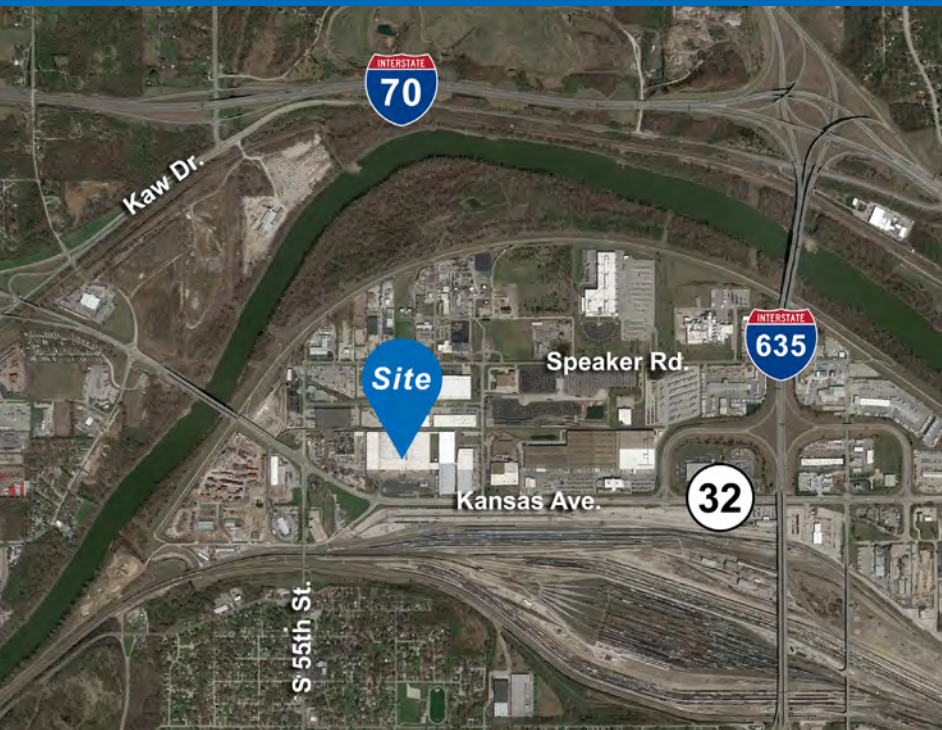


# 5300 Kansas Avenue

Kansas City, Kansas



*Recently Renovated Infill Logistics Building Available for Lease*



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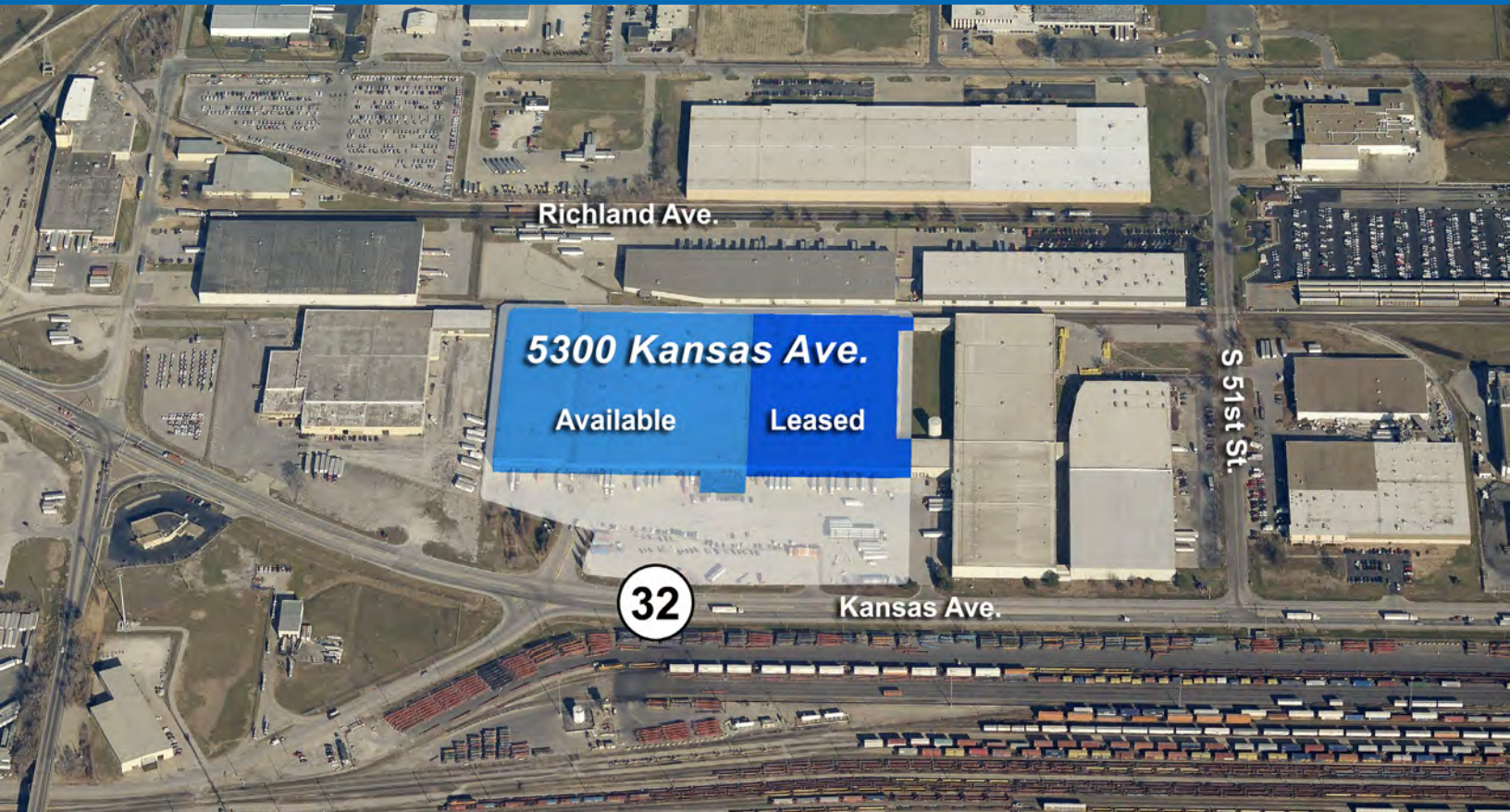
**NEWMARK  
ZIMMER**

**SEALY &  
COMPANY**

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# 5300 Kansas Avenue

Kansas City, Kansas



*325,651 SF Industrial Space Available for Lease*

## Property Advantages:

- ◆ Among the most centralized locations within the Kansas City metropolitan area
- ◆ Excellent access to I-635 and I-70
- ◆ Lease rate \$3.50/SF, NNN
- ◆ Designed to serve mid-sized and bulk tenants in need of infill logistics space

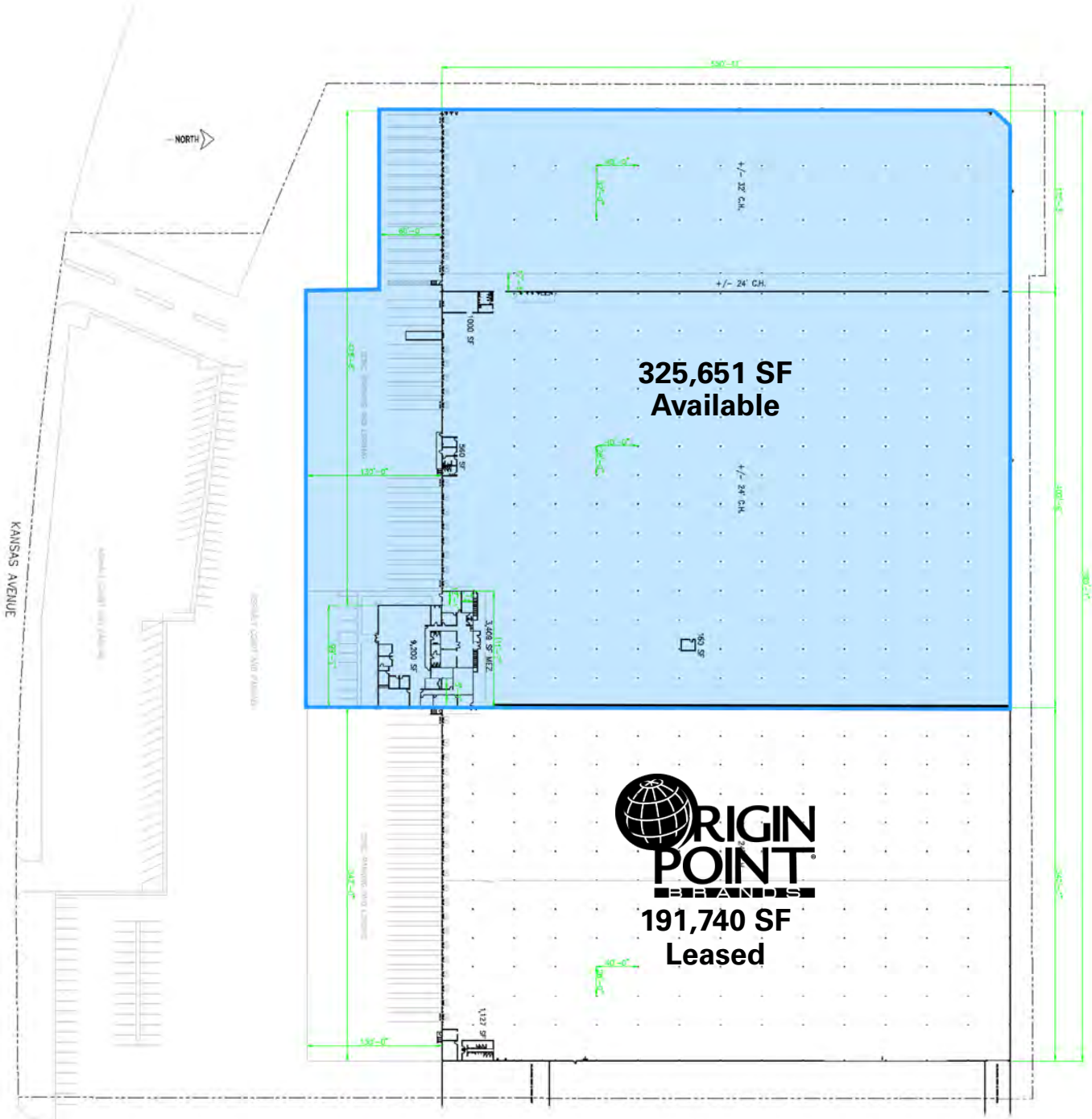
## Building Features:

- ◆ 10,760 SF of recently renovated office area
- ◆ 24' - 32' ceiling clearance
- ◆ 25 dock-high doors and 1 drive-in door
- ◆ Full dock packages
- ◆ ESFR sprinkler system
- ◆ Parking for 60 trailers
- ◆ Recently installed TPO roof system, motion sensor LED lighting, plumbing fixtures, interior paint and office area updates

# 5300 Kansas Avenue

Kansas City, Kansas

## Building Plan:

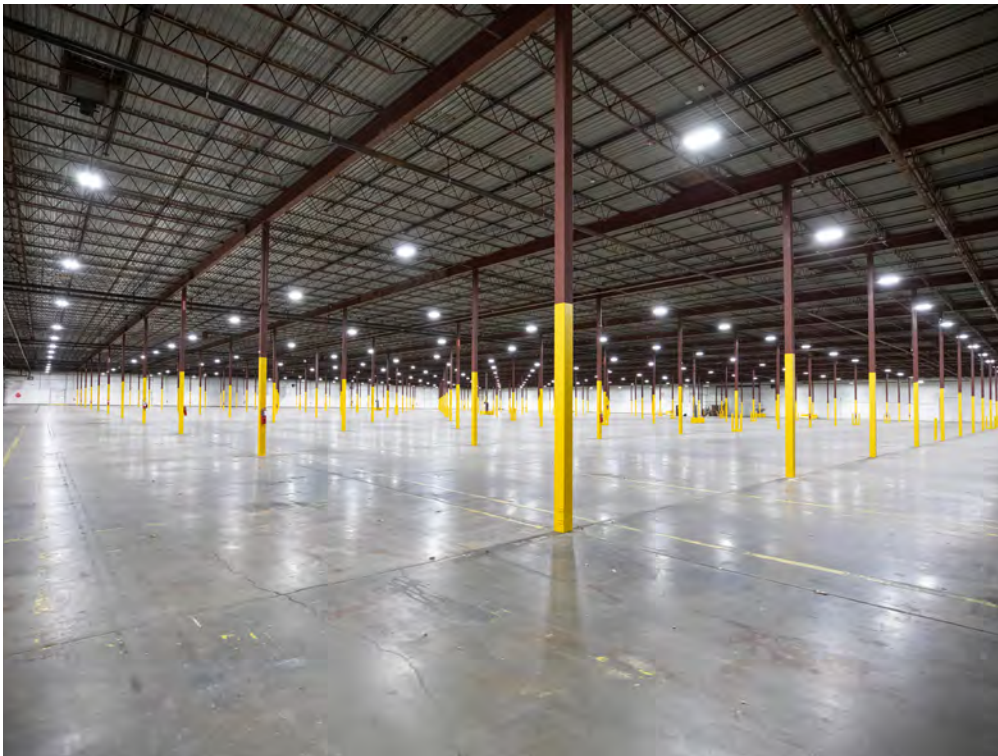


\* 3,640 +/- SF included in building Link

# 5300 Kansas Avenue

Kansas City, Kansas

## Building Photos:



# 5300 Kansas Avenue

Kansas City, Kansas

