3.89 Acre Site + 10,000 SF Building For Sale in North KC! 1437 Gentry St. North Kansas City, MO 64116





3 Parcels Combine for ~ 3.89 Flat Acres

Approximately 10,000 SF Clear Span Building On-Site

Surrounded By Booming North Kansas City Development

Zoning: Commercial (City is Open to Alternate Zoning)

Parcel IDs: 17614000900300; 17614000900400; 17614000900200

Please Contact David Smart for More Information



## 3.89 Acre Site + 10,000 SF Building For Sale in North KC! 1437 Gentry St. North Kansas City, MO 64116



Sale Price: \$3,550,000

Various Access Points via Howell St, 15th Ave, 14th Ave, Gentry St

Highway Access via I-29, 9 Hwy

Fenced Yard ~ 180' x 127'

2019 Environmental Report Available

Current Tenant is Month-to-Month

Zoning: Vacant Commercial & Improved Manufacturing

~ 1.68 Acres Vacant Land

~ 1.16 Acres Vacant Land No Fence

~ 1.05 Acres ~ 10,000 SF Building ~180' x 127' Fenced Yard

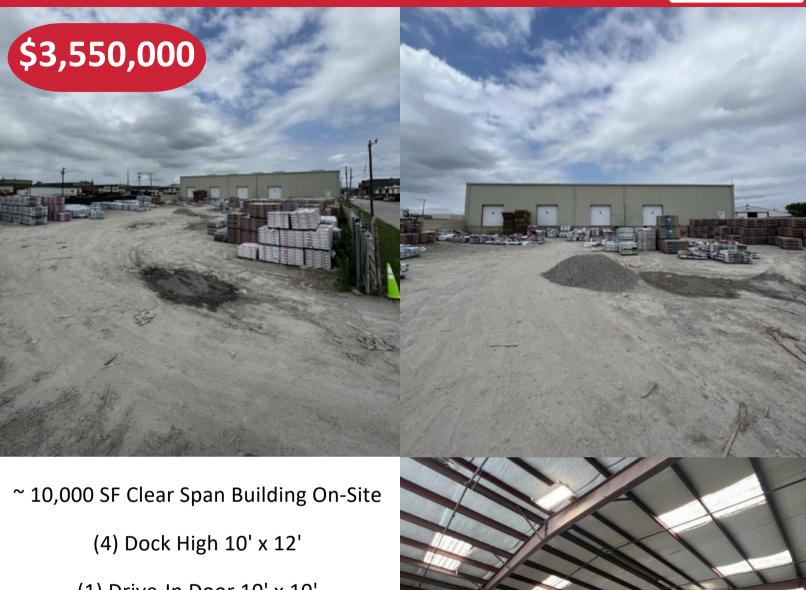


Josh Haith Josh@Haith.com O: (913) 888-3456 x 7 www.Haith.com



David Smart DSmart@Haith.com O: (913) 888-3456 M: (913) 219-0052 3.89 Acre Site + 10,000 SF Building For Sale in North KC! 1437 Gentry St. North Kansas City, MO 64116





(1) Drive-In Door 10' x 10'

Multiple Access Points

No HVAC or Restrooms

Highway Access via I-29, 9 Hwy

Current Tenant is Month-to-Month

Zoning: Improved Manufacturing



## 3.89 Acre Industrial Property For Sale in Northtown 1437 Gentry St. North Kansas City, MO 64116









