





SPACE AVAILABLE:	SIZE/SF:	RATE/SF/YR:	RATE/MO:	COMMENTS:
SUITE 202:	1,304 <sup>+/-</sup>	\$28.00	\$3,042.67	Nice office space with multiple offices, large windows, and small storage area.

VIRTUAL TOUR: <https://my.matterport.com/show/?m=A1PrLHSr3gb>

LANDLORD PAYS: Landlord pays utilities and major maintenance.

TENANT PAYS: Tenant responsible for janitorial and minor interior maintenance.

BUILDING FEATURES: Class A Southwest Topeka building with on-site financial services, access to reserve large training room, and large window band for fantastic views.

LOCATION FEATURES: Excellent Topeka location at busy 29<sup>th</sup> and Wanamaker intersection. Within walking distance to Starbucks, HyVee, and Blue Moose. Minutes from popular Topeka shopping including West Ridge Mall, West Ridge Plaza, and Wanamaker Square.

