



## The Cable Building

1321 Burlington St, North Kansas City, MO 64116

**RETHINK**  
KC REAL ESTATE



**Andrew Robaska**

ReThink KC Real Estate, LLC

1321 Burlington St, Suite G, North Kansas City, MO 64116

[Andrew@ReThinkKC.com](mailto:Andrew@ReThinkKC.com)

(816) 298-0913

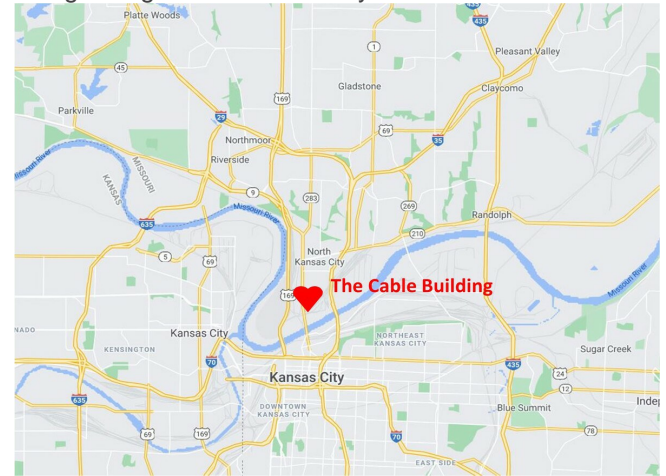


# The Cable Building

\$13.48 - \$17.00 /SF/YR

The iconic Cable Building is a popular office building in North Kansas City with an eclectic ambiance, Burlington Street frontage, and ample public parking. Located just minutes from downtown Kansas City, this building offers everything from large executive office spaces for established companies to shared coworking spaces for startups and other small businesses....

- Incredible location right on Burlington Street in the fast-growing North Kansas City!



Rental Rate:	\$13.48 - \$17.00 /SF/YR
Property Type:	Office
Building Class:	B
Rentable Building Area:	53,927 SF
Year Built:	1948
Walk Score ®:	51 (Somewhat Walkable)
Rental Rate Mo:	\$1.42 /SF/MO

## 1st Floor Ste F

Space Available	2,108 SF
Rental Rate	\$17.00 /SF/YR
Date Available	October 01, 2023
Service Type	Modified Gross
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

Looking to expand your business!? You've come to the right place! In the one-of-a-kind historic Cable Building, we will soon have a 2,108 square foot office space that will be available! The best part is, we're allowing you to decide how we build this open floor plan out, to best suit your businesses needs! This space won't last longer in the heart of North Kansas City, be sure to get here before it's gone!

## 2nd Floor Ste 203

Space Available	445 SF
Rental Rate	\$13.48 /SF/YR
Date Available	Now
Service Type	Plus All Utilities
Built Out As	Standard Office
Space Type	Relet
Space Use	Office
Lease Term	Negotiable

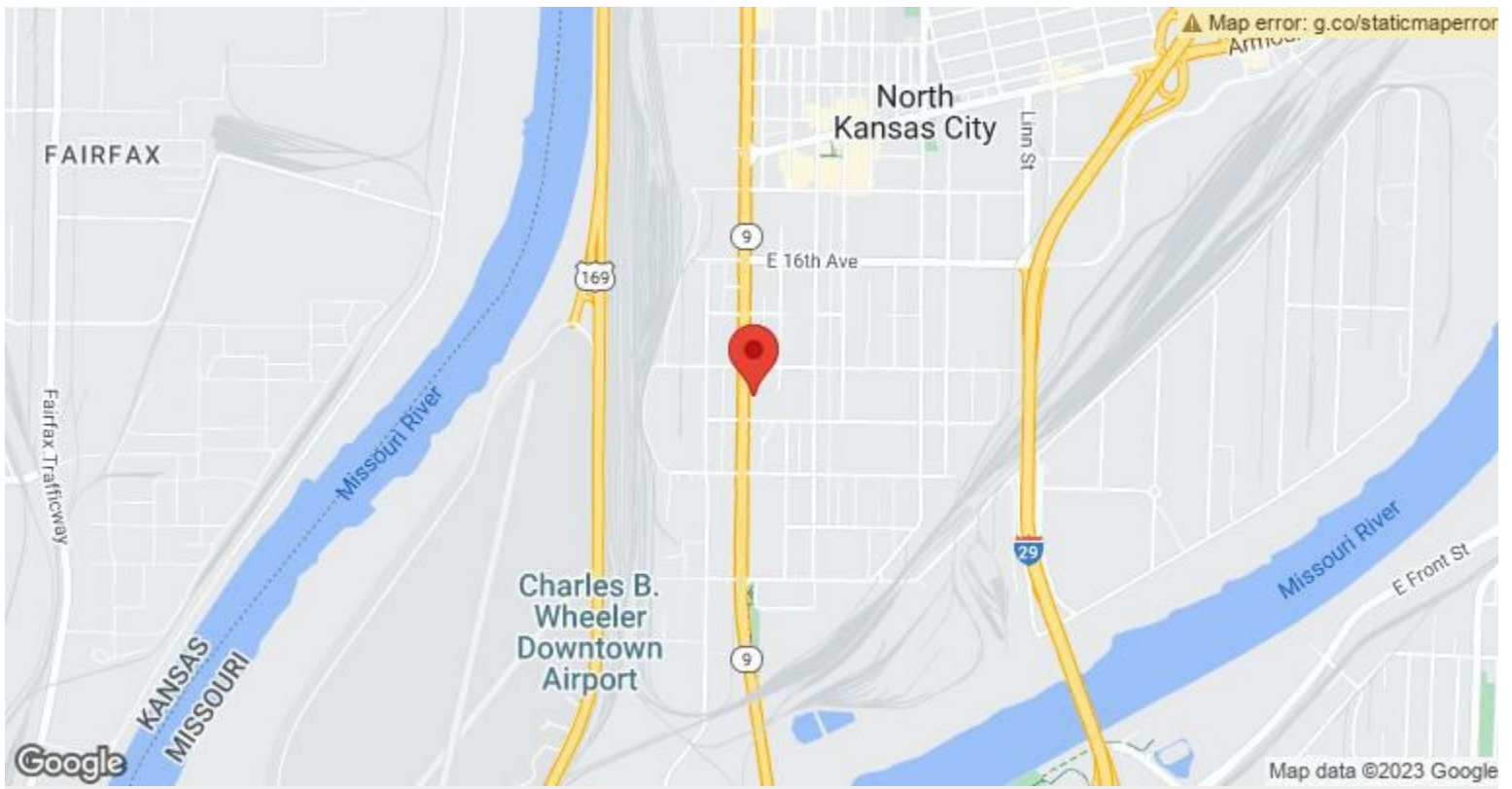
This large private office space in the Iconic Cable Building is the best possible spot to ramp up your business and allow yourself to grow! This office space is located right in the heart of North Kansas City, with free Wi-Fi, parking and 24/7 access! For a limited time, rent this large office for only \$500 a month!! Get here fast before it's too late, this won't last long! To visit us, go to <https://rethinkpropertygroup.com/available>. To see a video, check it out at <https://youtu.be/MPHsZ7WX8SU> .

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## Major Tenant Information

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<b>Tenant</b>	<b>SF Occupied</b>	<b>Lease Expired</b>
Above & Beyond Catering	2,250	November 2024
All Dimensions Search Group	3,741	October 2023
Cable Event Center	-	
Helio GreenTech	-	
Jurox	3,076	
Missouri Gaming Commission	4,138	
Polymeric	-	
Realty ONE	-	
Sipvine	1,650	
UnReal Servers	2,696	



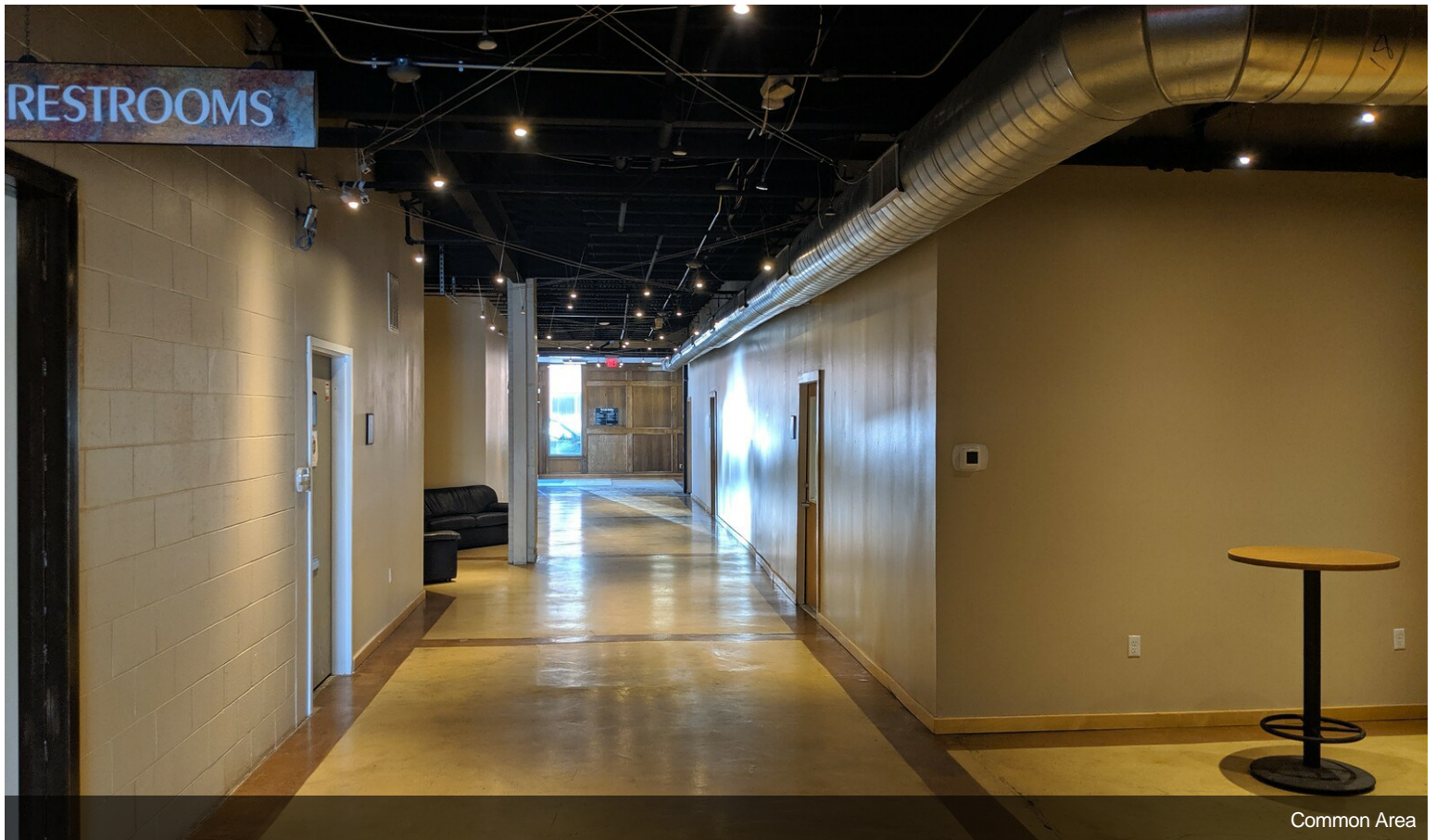
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# Property Photos

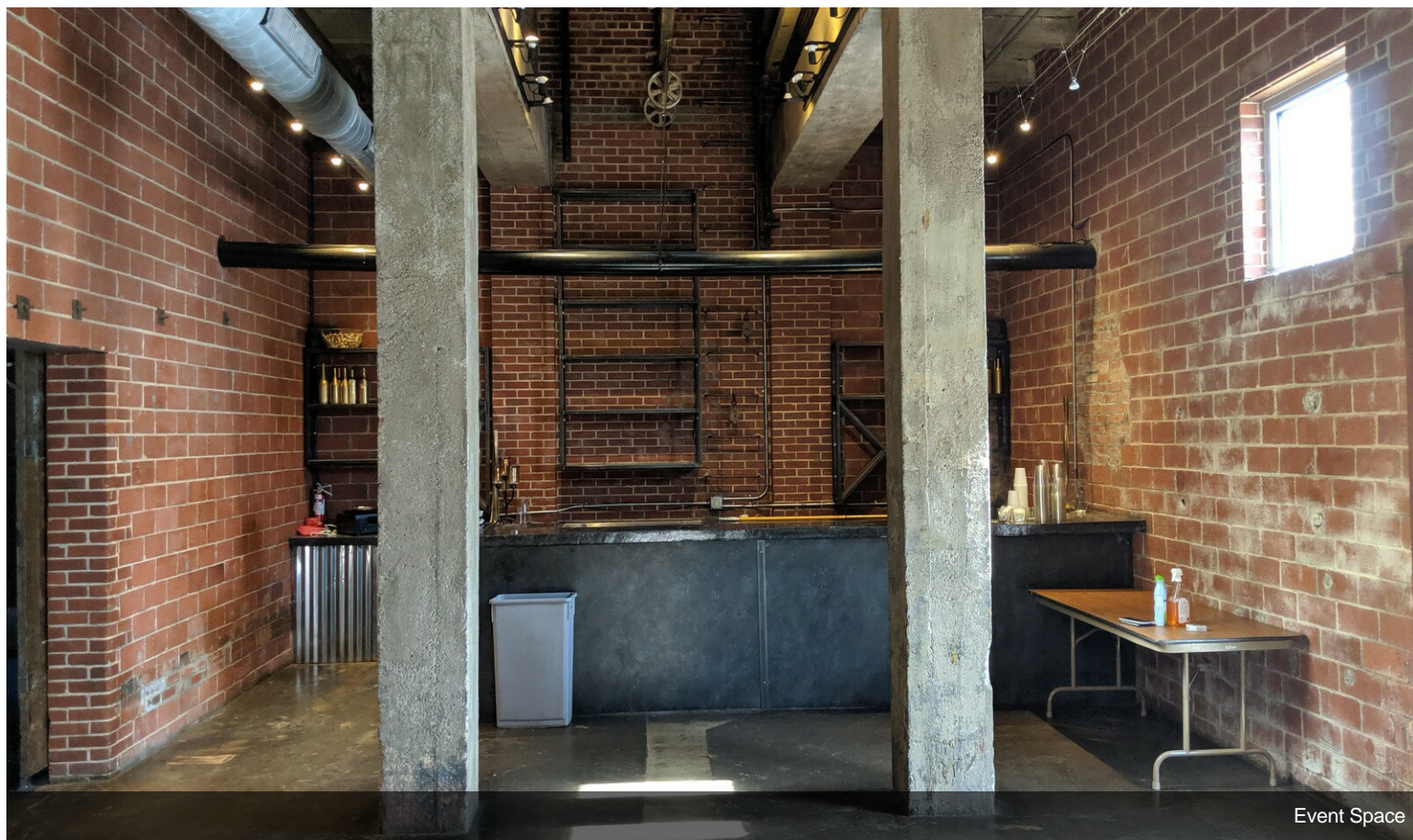


Hallway



Common Area

## Property Photos

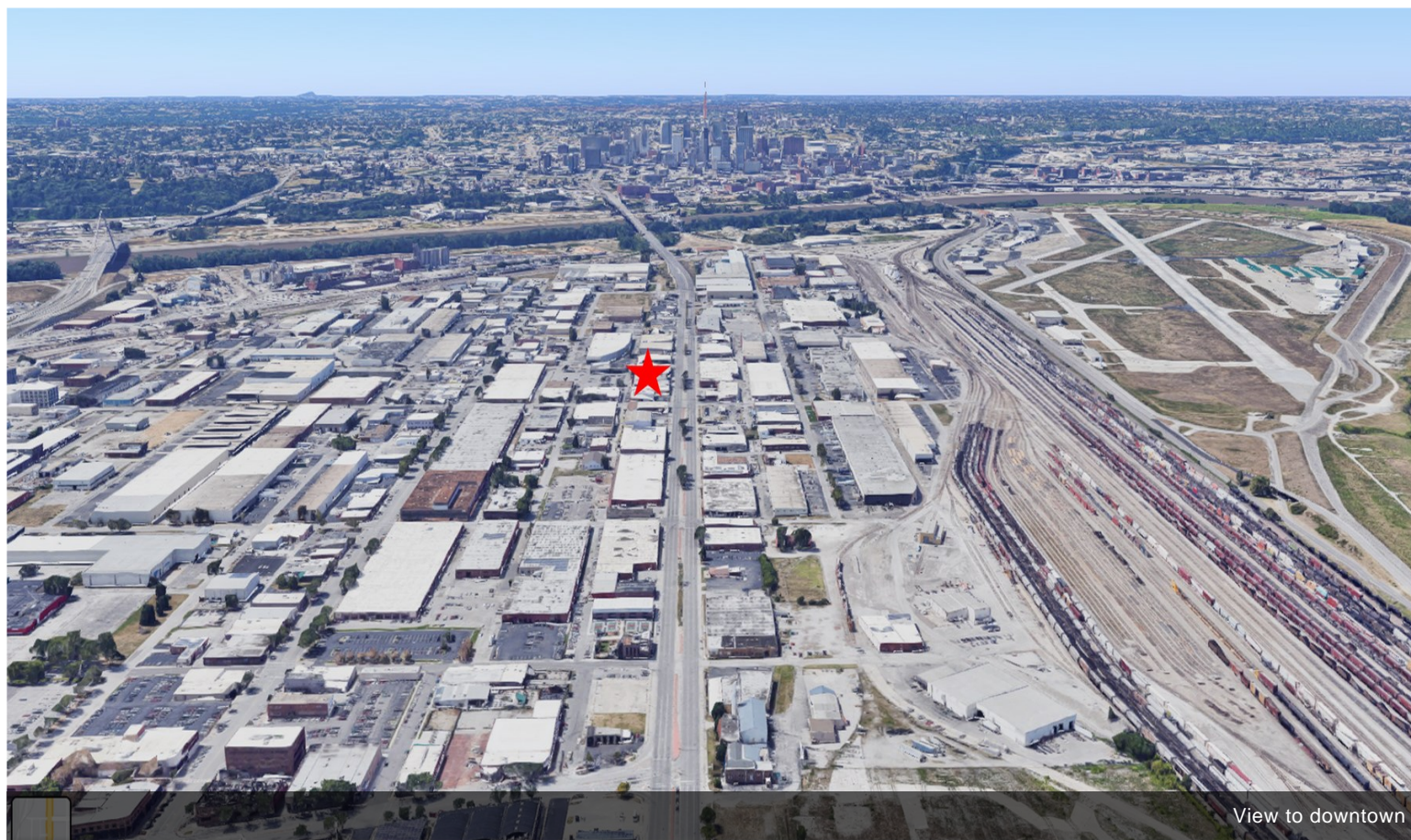


Event Space



Rear of Building

## Property Photos



View to downtown



Lighted Iconic Signage