

10200 NW PRAIRIE VIEW

10200 NW PRAIRIE VIEW RD., KANSAS CITY, MO

»»\$4,000 / AC / MONTH - LOT LEASE

PROPERTY HIGHLIGHTS

Rate: \$4,000 / AC / MONTH - NNN
Lot Size: 6.756 AC
Zoning: Proposed Industrial - Currently B4-3
Parcel: PL I 77036000007002000
Workers (5 miles): 10,718

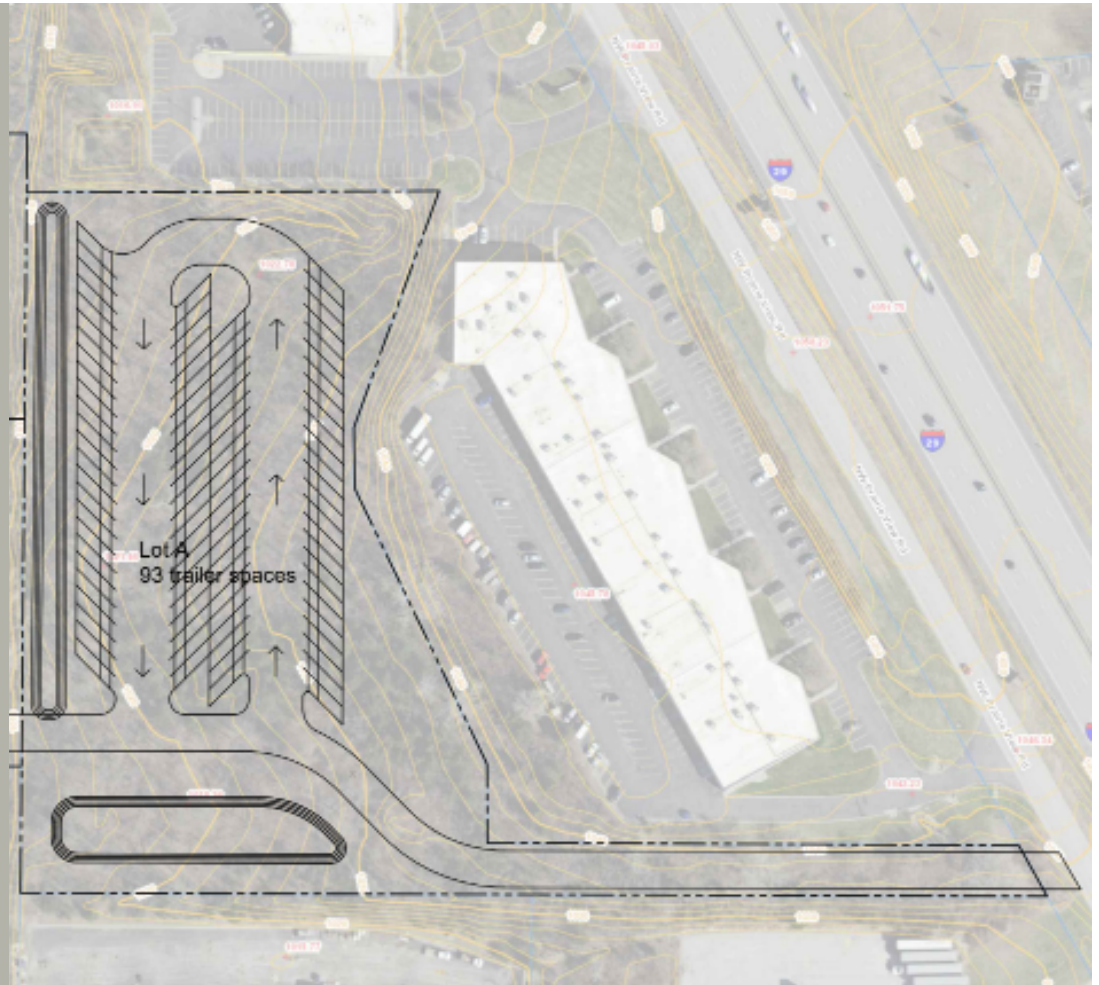
- Paved, fenced, lit lot to be used as parking, trailer storage, or drop lot
- Estimated availability- 12 months
- Only 5 Minutes to newly renovated KCI Airport
- Great Highway Access to I29 & 435
- Located in thriving Platte County

SITE PLAN

Conveniently located off of I-29 and NW Prairie View Rd. provides easy access to major transportation routes, which offers easy access to customers, suppliers, and employees.

Leasing land rather than purchasing it outright can provide flexibility to adjust operations as needed without the long-term commitment of owning property.

The Northland is a growing area with a mix of new residential and commercial developments, which provide opportunities for growth and expansion for businesses that establish a presence in the area.



PARCEL OUTLINE



SITE LOCATION



LOCATION AERIAL



- ZONAROSA**
- Dick's Sporting Goods
 - CVS Pharmacy
 - Staples
 - AT&T
 - Pure Barre
 - European Wax Center
 - Barnes & Noble Bookstore
 - Amazing Lash Studio
 - Old Navy
 - Sephora
 - BoLing's
 - Granite City Brewery
 - Buffalo Wild Wings
 - Smokehouse BBQ