

# Retail Space For Lease

1315 US 40 Hwy, Blue Springs, MO 64015



## For Lease: \$6.00 PSF + NNN charges



### Property Highlights:

- 8,000+/- SF
- Available on August 1, 2026
- Prime location along US 40 Highway with strong daily traffic counts
- Excellent visibility
- Former indoor youth baseball training facility featuring a wide-open, clear-span layout
- High ceilings and open floor plan ideal for fitness, training, or recreational users
- Minimal interior obstructions allow for flexible buildout and efficient use of space
- Can easily accommodate multiple stations, classes, or team training

#### Opes Commercial Real Estate

Office: (816) 384-2900

1804 Swift St. Ste. 101 North Kansas City, MO 64116

#### For More Information:

Victor Brancato | Cell: (816) 277-7547

vbrancato@opescre.com

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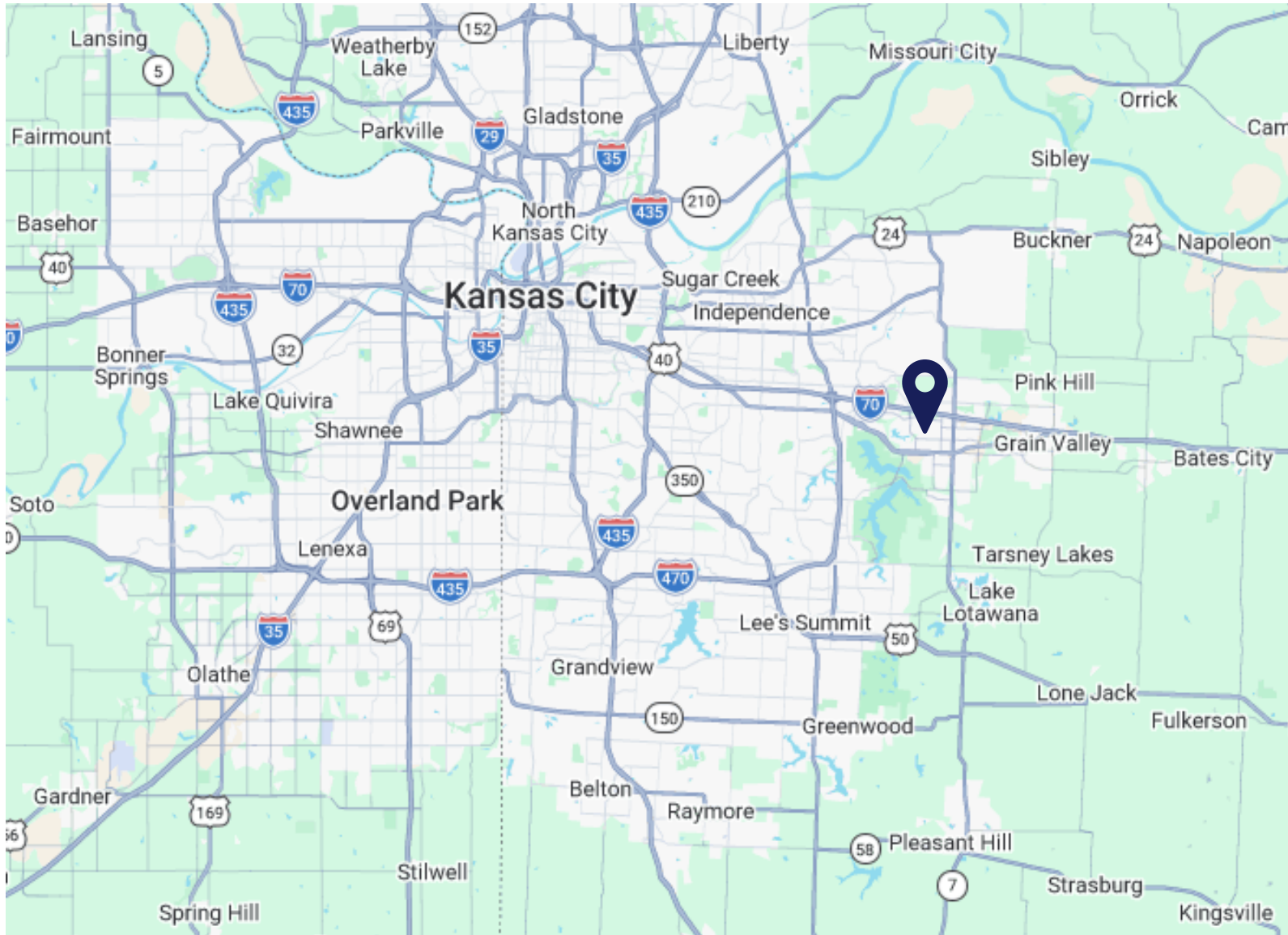


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