

Office / Retail Space For Lease

10040 - 10060 NW Prairie View Road
Kansas City, Missouri



2,100 SF – 6,580 SF

- 2,100 SF Retail / Office Space
- 2,240 – 4,480 SF White Box
- Spaces Can Be Combined for 6,580 SF

- **\$10.00 Modified Gross + \$1.75 / SF CAM Est.**
- Great Highway Visibility
- Ample Parking
- Signage Opportunity



For more information, questions, or to schedule a tour of the property, please call Josh Haith



11415 West 87th Terrace Overland Park, KS 66214 (913) 888-3456

Josh Haith
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Property Details

\$10.00 / SF Base Rental Rate + CAM \$1.75 / SF (2023 Estimate)

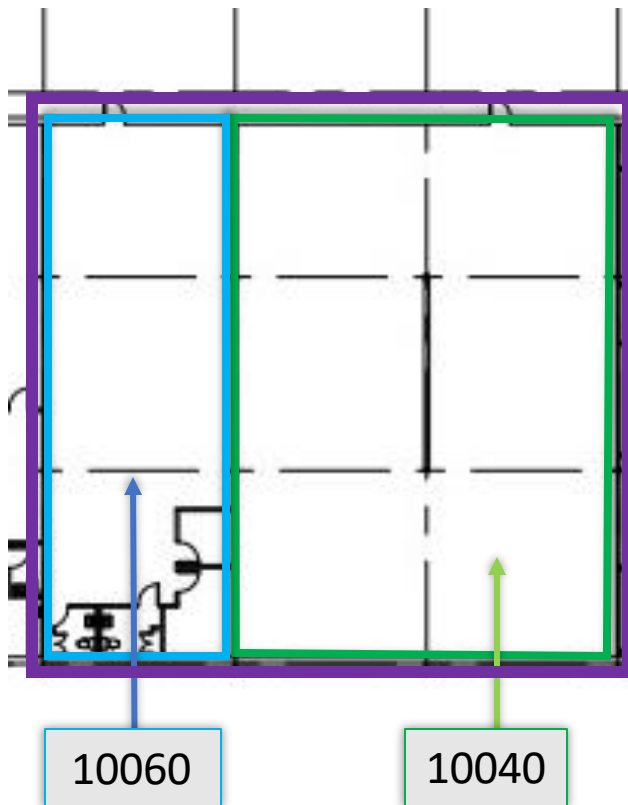
10040 NW Prairie View
2,240 – 4,480 SF
Shell Space
Restroom in Place
Power: 120/208 3 Phase 200 amp

10060 NW Prairie View
2,100 SF
Open Office or Retail Space
Break Room
Restrooms
Power: 120/208 3 Phase 100 amp

10020 -10060 Can Be Combined for 6,580 SF



NW Prairie View



10040 NW Prairie View

2,240 - 4,480 SF

\$10.00 / SF Base Rental Rate + CAM \$1.75 / SF (2023 Estimate)

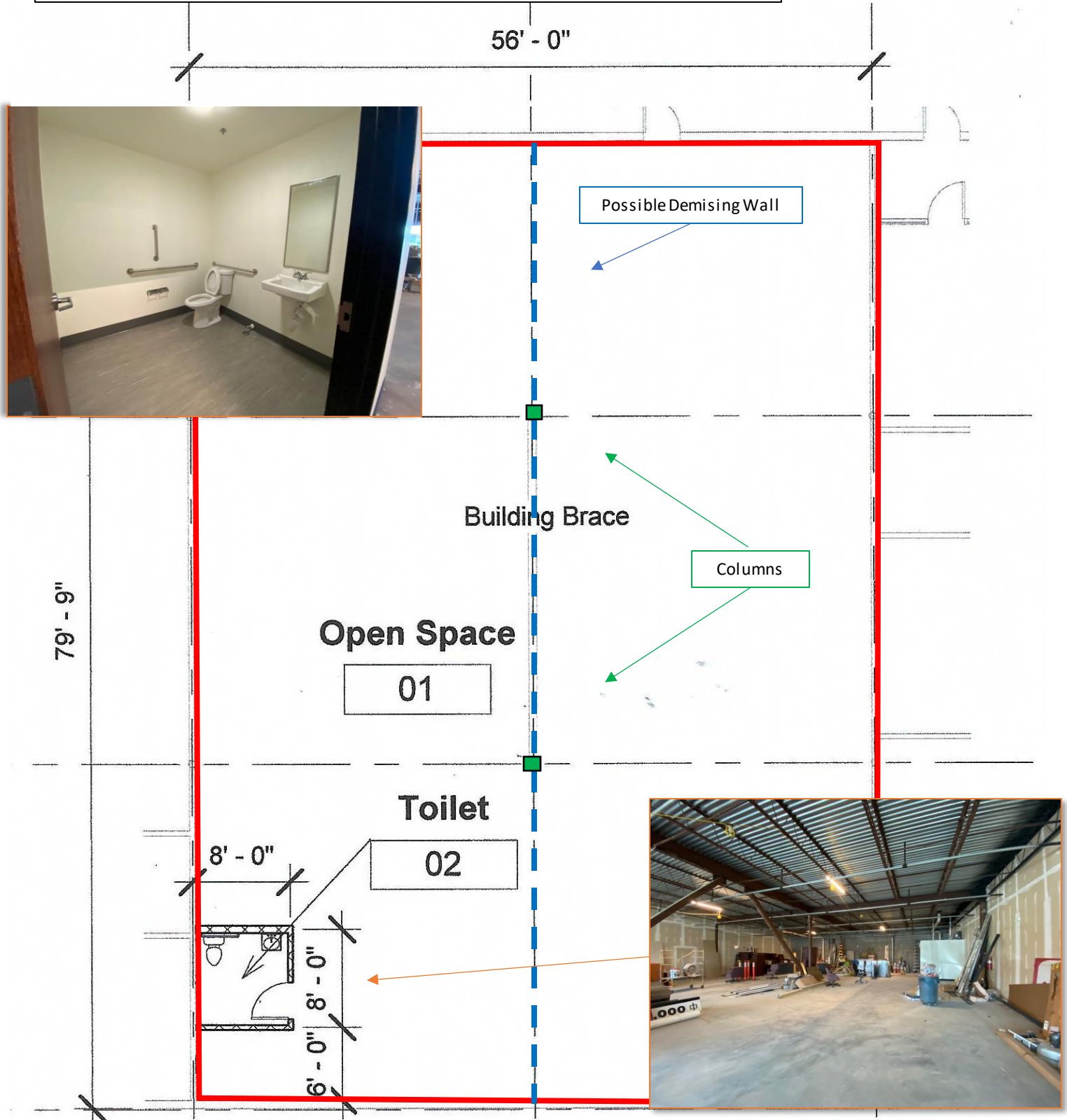
Wide Open Space w/ Columns in Middle

Restroom

Can be demised from 4,480 SF to 2,240 SF

Great for Retail, Specialty Service or Office

Power: 120/208 3 Phase 200 amp



10060 NW Prairie View

2,100 SF

\$10.00 / SF Base Rental Rate + CAM

\$1.75 / SF (2023 Estimate)

Open Concept

Break Room

Nice Finishes

Great for Office or Retail

Power: 120/208 | 3 Phase | 100 amp

