

# FOR SALE

## TIFFANY SPRINGS LAND SITES

NWC of Skyview Ave & N Ambassador Dr. | Kansas City, MO 64153



### PROPERTY OVERVIEW

- ±13.75 Acre land sites on highly desirable I-29 corridor
- Excellent highway access and proximity to MCI Airport
- Near Zona Rosa and Shopping nearby
- Ample growth in the area with trends rising
- All utilities available on site or adjacent to the property
- Sale price: \$5.50 PSF



Parcel	Parcel Number	Acres
Tract I	17-7.0-36-100-002-005.000	4.78
Tract II	17-7.0-36-100-002-003.000	3.06
Tract III	17-7.0-36-100-002-002.002	3.63
Tract IV	20-1.0-01-000-000-012.001	2.28
<b>Total</b>		<b>13.75</b>

JOHN NOLAN

jnolan@Crossroads-KC.com

M (913) 486-9129

Crossroads Real Estate Group  
O (816) 298-9998  
6200 Mastin Street  
Merriam, KS 66203



**CROSSROADS**  
REAL ESTATE GROUP

FOR SALE



## TIFFANY SPRINGS LAND SITES

NWC of Skyview Ave & N Ambassador Dr. | Kansas City, MO 64153



**TRACT I: 4.78 ACRES - LOOKING EAST**



**TRACT II: 3.06 ACRES - LOOKING SOUTH**



**TRACT III: 3.63 ACRES - LOOKING NORTHWEST**



**TRACT IV: 2.28 ACRES - LOOKING NORTH**

The information contained herein has been obtained through sources deemed reliable by Crossroads Real Estate Group, but cannot be guaranteed for its accuracy. We recommend to the buyer that any information, which is of special interest, should be obtained through independent verification. All measurements are approximate.

Crossroads Real Estate Group  
O (816) 298-9998  
6200 Mastin Street  
Merriam, KS 66203



**CROSSROADS**  
REAL ESTATE GROUP

# FOR SALE

## TIFFANY SPRINGS LAND SITES

NWC of Skyview Ave & N Ambassador Dr. | Kansas City, MO 64153



JOHN NOLAN

jnolan@Crossroads-KC.com

M (913) 486-9129

Crossroads Real Estate Group  
O (816) 298-9998  
6200 Mastin Street  
Merriam, KS 66203



**CROSSROADS**  
REAL ESTATE GROUP