

**FOR SALE**

**ALL  
OFFERS  
DUE BY  
5:00 PM  
CST ON  
FRIDAY,  
MAY  
15TH**



**Wes E. Schlobohm**

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MO License Number:  
BR 2005020236

**kw** LEGACY  
PARTNERS  
KELLERWILLIAMS REALTY

Each Office Is  
Independently Owned and  
Operated

**LAST CALL FOR OFFERS!**

**3812 Bennington Ave.  
Kansas City, MO. 64129**



**Industrial Building: 7500sf. Zoned M1-5  
(cannabis, auto delaeer & repair)**

- Centrally Located off I-70 & 435
- New 200 Amp Service 2018 & New Sub-panels 2024
- New LED Interior Shop & Exterior Lights 2024
- Market rent \$4900/month - Layout 3500, 2500 & 900sf shops, 3 offices, 2 baths can be divided into 2 units
- 2025 overhead door 2024 TPO flat roof & insulation
- 2020 HVAC, central in offices , 3 overhead heater in shops, 2018 Exterior Paint, tuckpoint, metal window covers
- Across the street from the proposed RXR 600K SF Industrial Site.

**CONTACT ME FOR  
DETAILS OR TO  
SCHEDULE A TOUR.**