

PEAK REAL ESTATE PARTNERS
8700 State Line Road, Suite 300
Leawood, KS 66206
(913) 406-8875
kimberly@peakrep.com

CONFIDENTIALITY AGREEMENT

Hung Vuong Market (“Business”) | 303 Grand Ave, Kansas City, MO (“Property”)

The undersigned has been advised that Peak Real Estate Partners (“Broker”) have been retained on an exclusive basis by the owners of the above referenced Property (“Owner”) with respect to the offering for sale of the Business. The Owner requests all inquiries and communications with respect to the contemplated sale of the Business be directed through Broker. All fees due Broker in connection with the sale of the Business shall be paid by Owner.

Principal/Advisor – If the undersigned hereby acknowledges that it is a principal, then such undersigned agrees that it will not look to Owner or Broker for any fees or commissions with the sale of the Business.

The undersigned (whether principal or broker) acknowledges that it has not dealt with any other broker other than Broker regarding the acquisition of the Business, or if it has, the undersigned agrees to indemnify the Owner and Broker against any compensation, liability, and expenses arising from claims for other broker/agent or third parties that have not properly registered their clients or signed this Confidentiality Agreement.

Broker has available for review certain information (“Confidential Information”) concerning the Business. On behalf of the Owner, Broker may make such Confidential Information available to the undersigned upon execution of this Confidentiality Agreement. The Confidential Information is intended solely for your own limited use in considering whether to pursue negotiations to acquire the Business. This is not an agreement to sell the Business or an offer of sale. No agreement binding upon the Owner of the Business, or any of its associated or affiliated companies, shall be deemed to exist, at law or equity, until the Owner of the Business enters into a formal binding agreement of sale.

The Confidential Information contains brief, selected information pertaining to the business, and has been prepared by Broker primarily from information supplied by the Owner. It does not purport to be all-inclusive or to contain all the information which a prospective purchaser may desire. Neither Broker nor Owner make any representation or warranty, expressed or implied, as to the accuracy or completeness of the confidential information and no legal liability is assumed or to be implied with respect thereto.

By executing this Confidentiality Agreement you agree that the information provided is confidential, that you will hold and treat it in the strictest of confidence and that you will not disclose or permit anyone else to disclose the Confidential Information to any person, firm or entity without prior authorization of the Owner and Broker, except that the information may be disclosed, as needed to evaluate the potential purchase of the Business, to your partners, employees, consultants, legal counsel and lenders or pursuant to a court order. Additionally, you agree not to contact the current lender. Owner expressly reserves the right in its sole discretion to reject any or all proposals or expressions of interest in the Business and to terminate discussions with any party at any time with or without notice. If you do not wish to pursue acquisition negotiations, you hereby agree to return the Confidential Information to Broker.

ACCEPTED AND AGREED TO

THIS _____ DAY OF _____, 2026

Principal
Signature: _____
Name: _____
Title: _____
Company: _____
Address: _____

Phone Number: _____
E-Mail: _____

Buyer’s Agent
Signature: _____
Name: _____
Title: _____
Company: _____
Address: _____

Phone Number: _____
E-Mail: _____