



# Industrial Space for Lease

**1240, 1300, 1340-48 QUEBEC STREET  
NORTH KANSAS CITY, MISSOURI**

## Property Highlights

- Up to 189,000 square available for lease
- Multiple office pods totaling in excess of 7,500 sf
- Warehouse ceiling heights ranging from 17' to 21'
- Wet sprinkler system throughout
- 22 dock high loading doors, many with pit levelers
- 1 drive-in loading door served by ramp
- Active BNSF rail spur with 16 rail doors
- Multiple exhaust fans in west wall of building
- Multiple power service entrance with 3 phase power
- Available January 1, 2026

*For information, please contact:*

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**1240 QUEBEC STREET**  
**NORTH KANSAS CITY, MISSOURI**



**Property Highlights**

- 46,000 square feet of building area
- 1,000 sf A/C office space with 3 restrooms
- 6 dock high loading doors with pit type load levelers
- 1 drive-in loading door served by ramp
- 3 rail doors
- 20'+ clear ceiling height in warehouse, 28' x 33' column spacing
- 200 amp/3ph power service with LED lights throughout
- 2025 property tax equals \$0.92 per square foot
- 2026 fire/extended coverage insurance estimated to be \$0.39 per square foot
- Offering rate: \$4.25/sf NN

**CONTACT**

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**1300 QUEBEC STREET**  
**NORTH KANSAS CITY, MISSOURI**



**Property Highlights**

- 100,000 square feet of building area
- 3,400 sf A/C office space, 100 sf shipping office and trucker toilet in warehouse
- 10 dock high loading doors / 5 equipped with pit type load levelers
- 9 rail doors
- 21' clear ceiling height in warehouse, 28 'x 33' column spacing
- Dedicated auto parking plus paved area for trailer storage
- 600 amp/240v/3ph power service with LED lights throughout
- 2025 property tax equals \$0.92 per square foot
- 2026 fire/extended coverage insurance estimated to be \$0.39 per square foot
- Offering rate: \$4.25/sf NN

**CONTACT**

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**1340-48 QUEBEC STREET  
NORTH KANSAS CITY, MISSOURI**



**Property Highlights**

- 43,000 square feet of building area
- 3,500 sf of A/C office space, additional 100 sf office space in 1348 unit
- 4 dock high loading doors, 1 equipped with pit type load leveler
- 4 rail doors
- 17'+ clear ceiling height in warehouse, 29' x 30' column spacing
- Ample off street parking
- 200 amp/240v and 100 amp/240v power entrances
- 2025 property tax equals \$0.91 per square foot
- 2026 fire/extended coverage insurance estimated to be \$0.24 per square foot
- Offering rate: \$4.25/sf NN

**CONTACT**

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*Vice Chairman*

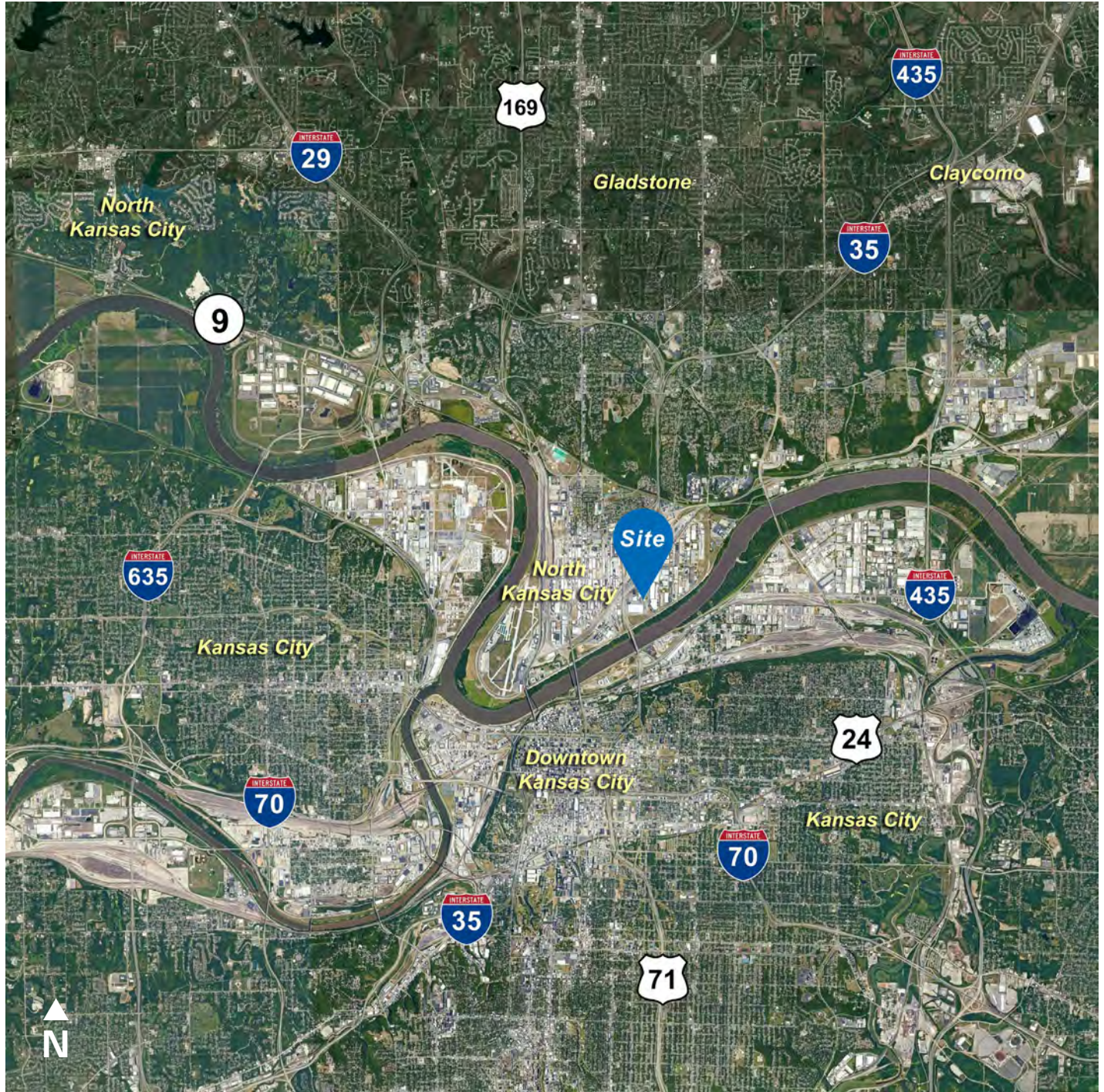
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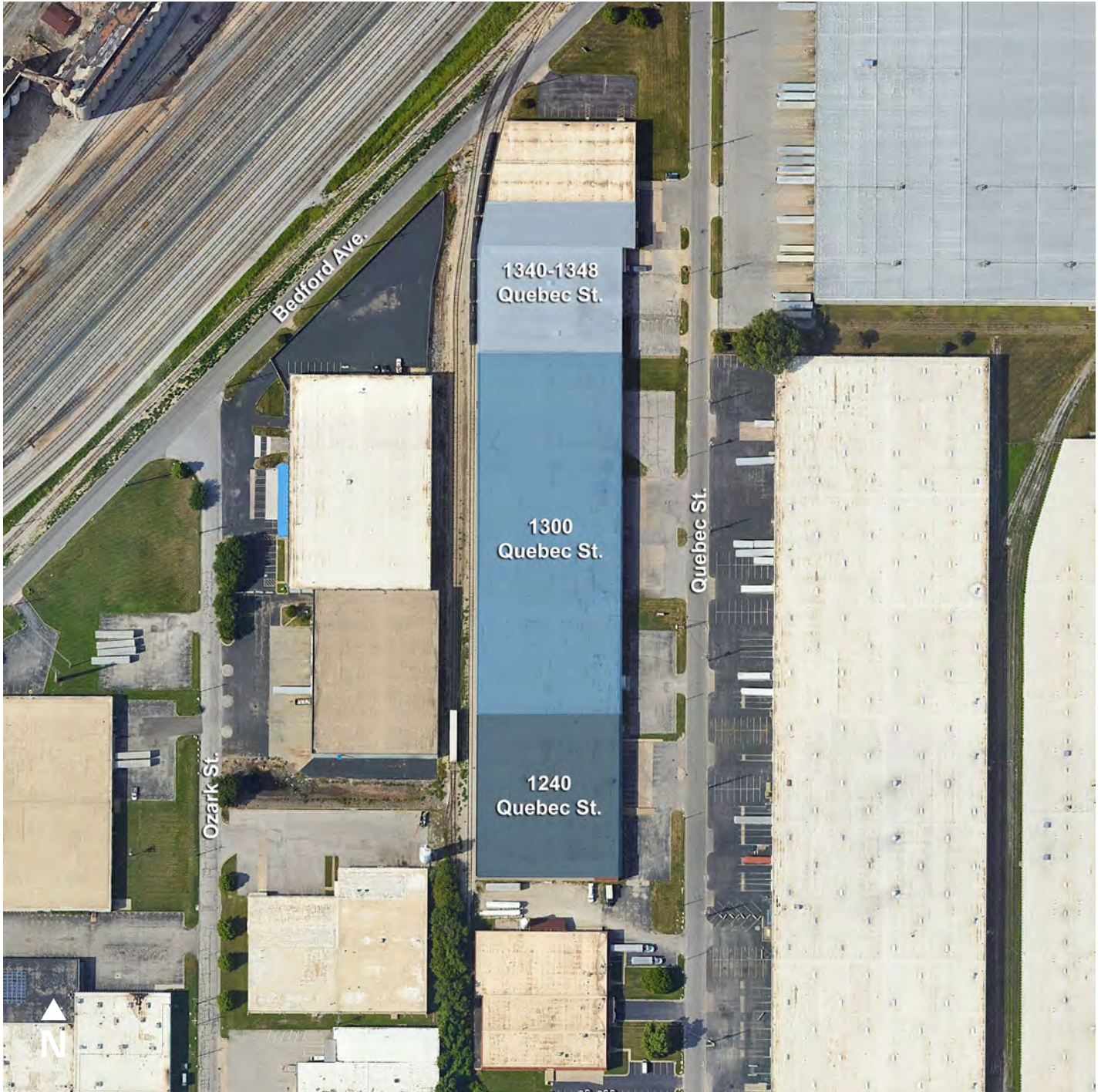
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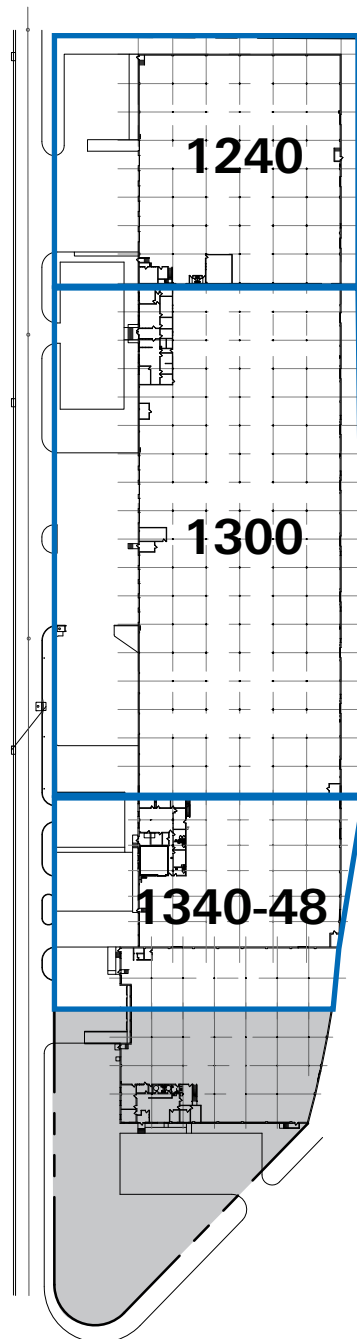
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Floor Plan



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