

\$22.50 PSF
Lease Rate

Class A Office Space

Central Business District

For Lease > Office > 805 Pennsylvania Avenue, Kansas City, MO

805 Pennsylvania Avenue (805 Penn) provides prospective occupants with Class A office quality unmatched elsewhere in the Central Business District. With large floor plates and abundant structured parking, 805 Penn combines modern office standards typical of Class A suburban office properties, with the prominence of a downtown location.

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Overview

- Availability:
 - 1st floor: 4,589 – 16,461 RSF available, divisible
 - 2nd floor: 34,062 RSF available, divisible
 - 3rd floor: 8,497 RSF available, divisible
- Lease rate: \$22.50 PSF, full-service gross
- USDA is anchor tenant
- Structured parking: 4.0 spaces per RSF leased
- Class A finishes
- Convenient highway access
- Private patios with fantastic views
- On-site security and maintenance personnel
- Full building back-up generator
- On-site cafe and 24/7 grab-and-go



805 Pennsylvania avenue
view from north

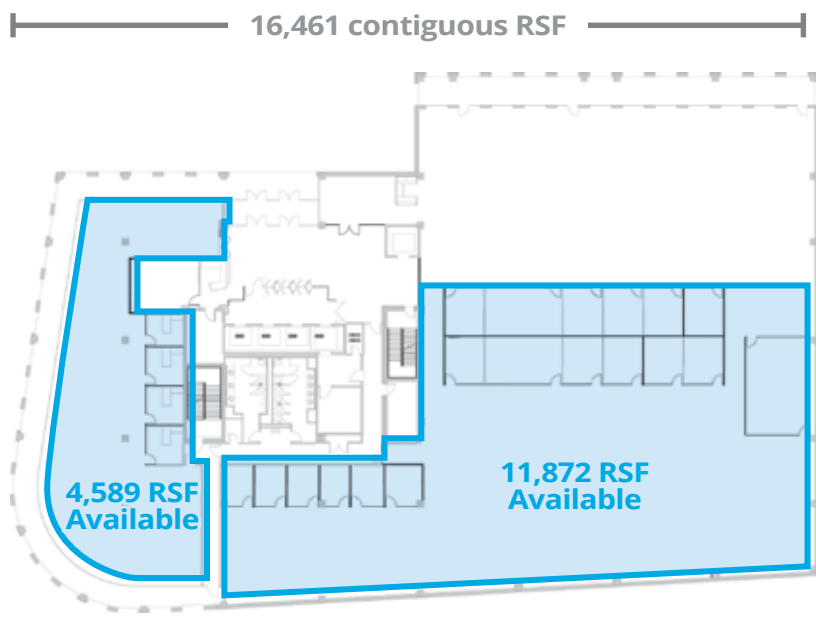
Private patios with fantastic views
view of Downtown Kansas City facing southeast



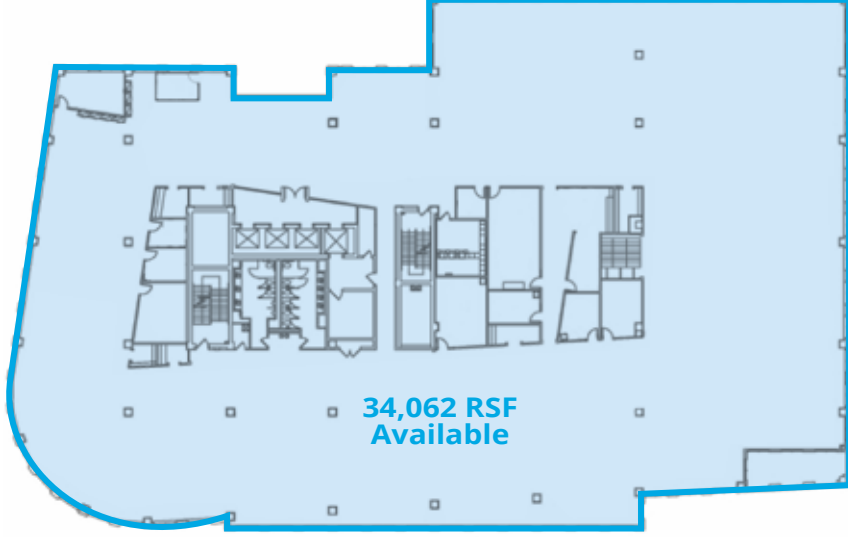
805 Penn Floor Plans

805 Pennsylvania Avenue, Kansas City, Missouri

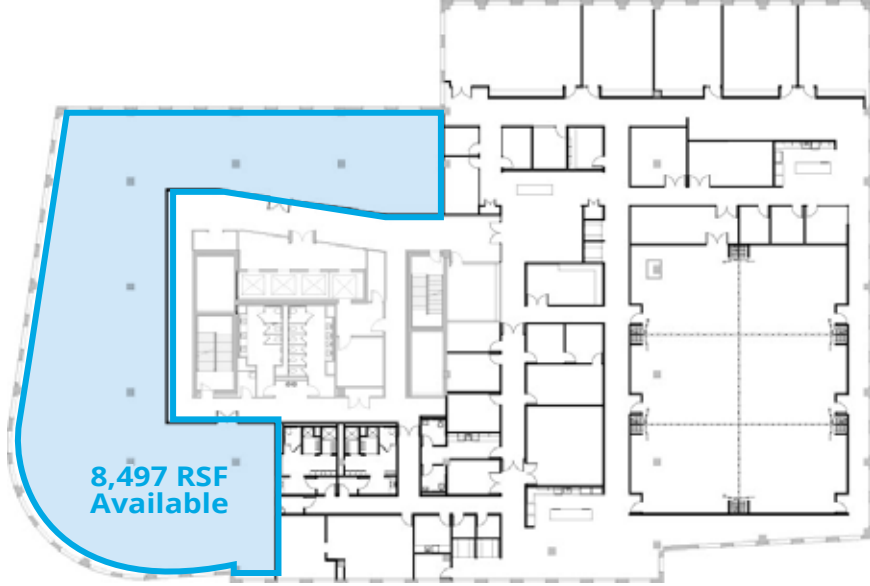
First Floor



Second Floor



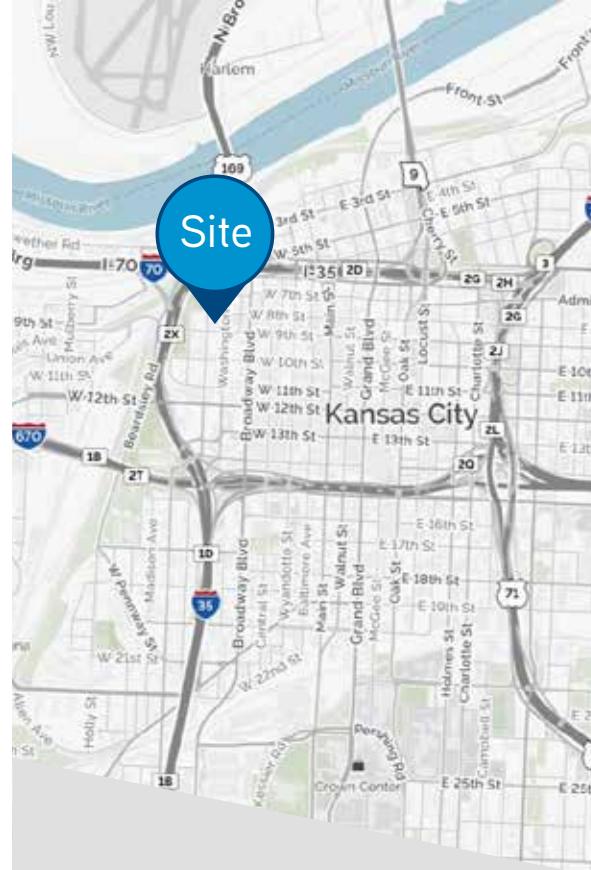
Third Floor



Office Space > Lease

805 Pennsylvania Avenue

Aerial
Interstate Access



Surrounding Retail Amenities

- | | |
|----------------------------|----------------------------------|
| 1 Jimmy John's | 8 Milwaukee Deli |
| 2 The Majestic | 9 The Phoenix Jazz Club |
| 3 Subway | 10 The Savoy at 21c Hotel |
| 4 Los Corrales | 11 The River Club |
| 5 The Peanut | 12 Red Dragon House |
| 6 Quaff Bar & Grill | 13 21c Hotel |
| 7 Pizza Hut | |

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