



ShawverGroup.com
816.213.9578

Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185

PROPERTY HIGHLIGHTS

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119

LOCATION

2850 NE Kendallwood Pkwy, Gladstone, MO 64119

AVAILABLE

±14,570 SF commercial office building on **1.34 AC**

- First floor:** **±3,500 SF** contiguous office space with several built out offices & kitchenette for lease
- Lower level:** Individual small office suites for lease

LEASE

Call for Rates

SALE PRICE

\$1,649,000

NEARBY AMENITIES



SHAWVER GROUP

COMMERCIAL REAL ESTATE

816.213.9578

Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk.



PROPERTY HIGHLIGHTS

- Flexible leasing options with individual small office suites and up to ±3,500 SF contiguous office space
- Functional layout featuring perimeter window offices and centralized common areas
- Ample on-site parking with multiple private entrances
- Ideal for owner-users or as an investment property
- Located in Gladstone, MO with no city earnings tax
- Minutes from I-29 and I-35 along the NE Antioch corridor
- Private setting with nearby retail, dining, and service amenities

Monica Enloe

monica@shawvergroup.com
913.961.5314

Kyle Wadlow

kyle@shawvergroup.com
816.694.5185

WIDE AERIAL

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119

Monica Enloe
monica@shawvergroup.com
913.961.5314

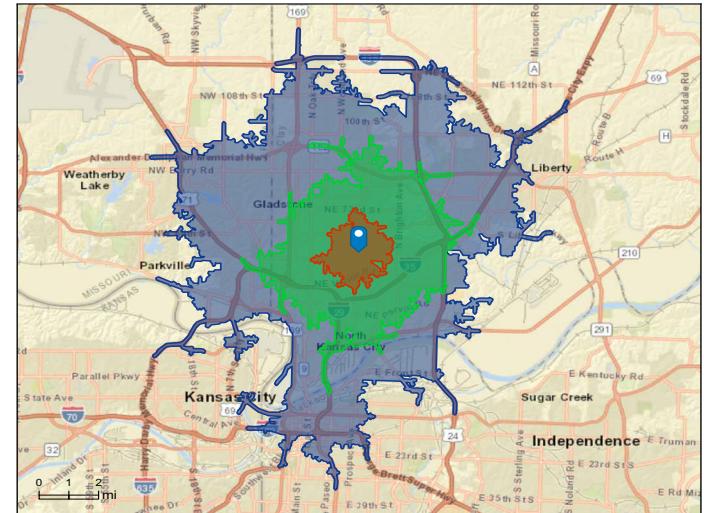
Kyle Wadlow
kyle@shawvergroup.com
816.694.5185



SITE AERIAL & DEMOS

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119



DEMOGRAPHICS

	5-Minute Drive Time	10-Minute Drive Time	15-Minute Drive Time
Population	15,643	83,469	235,740
Households	6,764	36,225	103,385
AVG HH Income	\$95,231	\$93,383	\$103,570
Median Age	41.6	38.7	36.8

**SHAWVER
GROUP**
COMMERCIAL REAL ESTATE

816.213.9578

Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk.

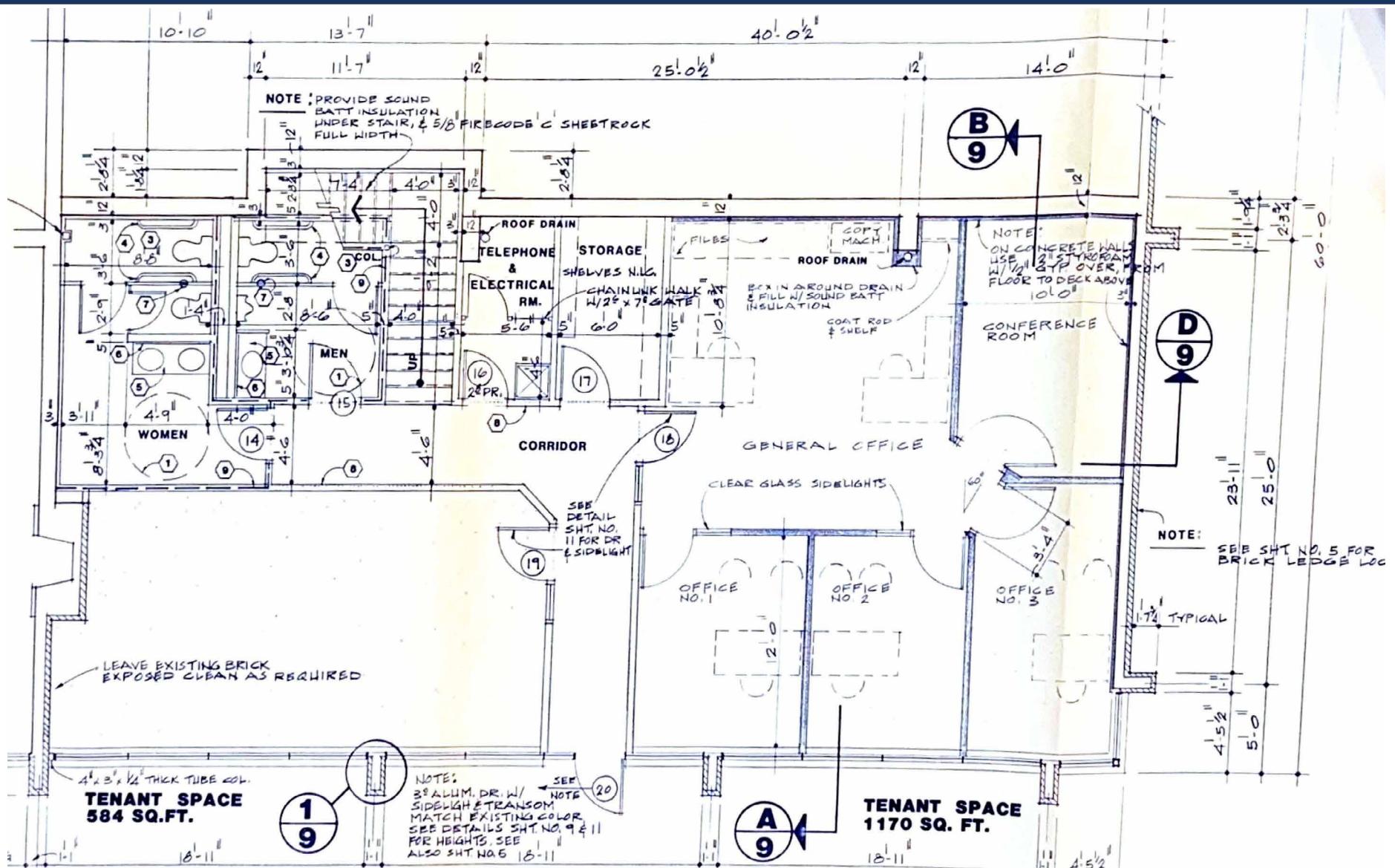
Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185

LOWER LEVEL FLOOR PLAN

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119



**SHAWVER
GROUP**

COMMERCIAL REAL ESTATE

816.213.9578

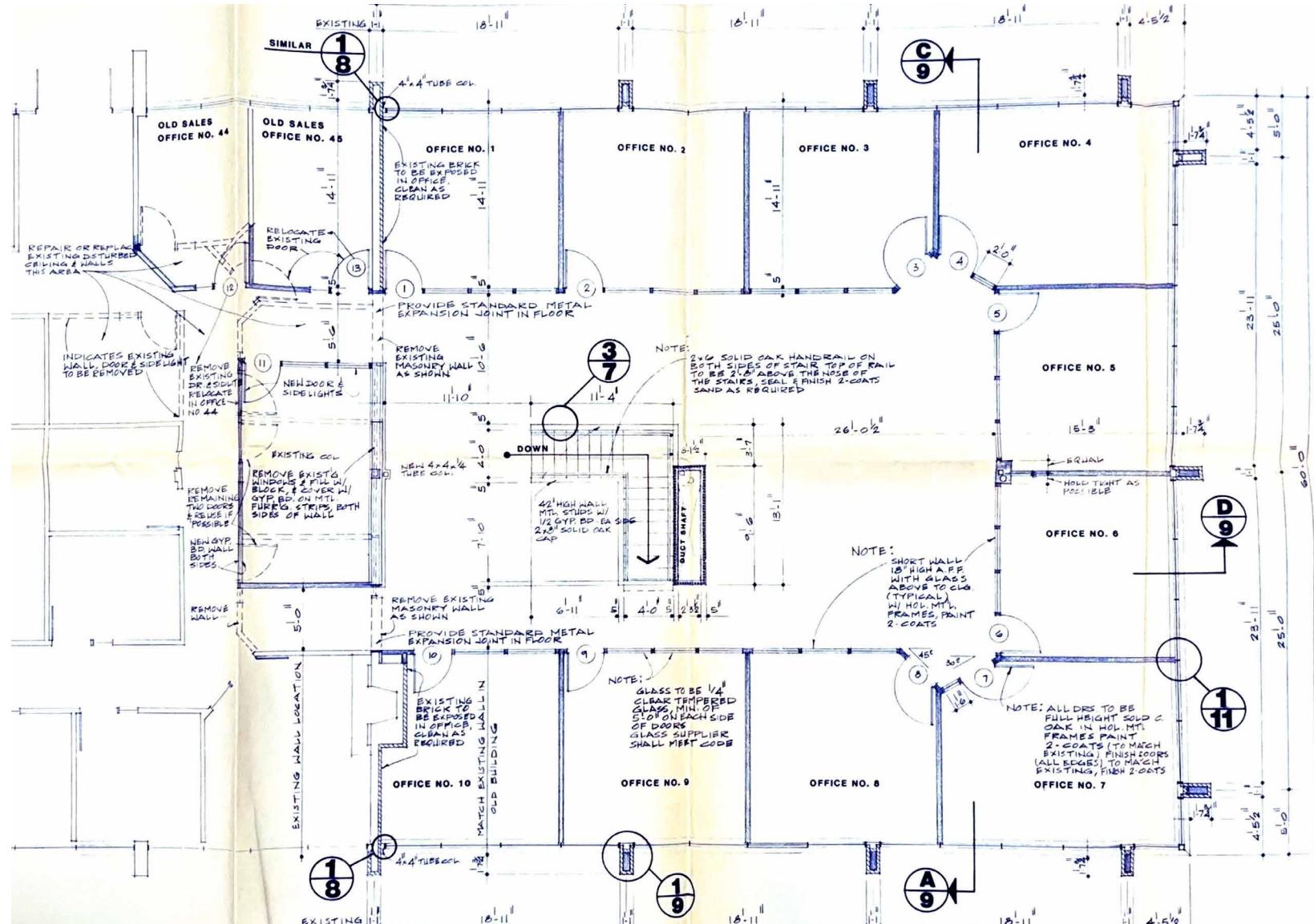
Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk.

Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185

MAIN LEVEL FLOOR PLAN

GLADSTONE OFFICE SPACE



SHAWVER
GROUP
COMMERCIAL REAL ESTATE

COMMERCIAL REAL ESTATE

816.213.9578

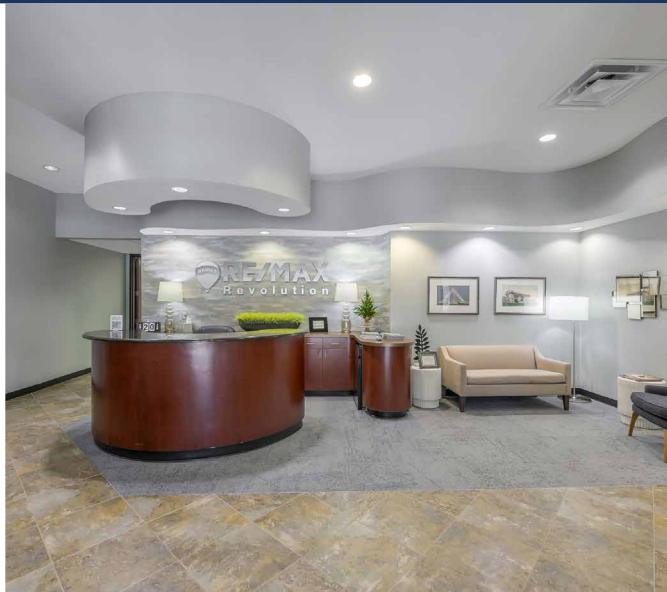
Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk."

Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119



**SHAWVER
GROUP**

COMMERCIAL REAL ESTATE

816.213.9578

Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk.

Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185

GLADSTONE OFFICE SPACE

2850 NE Kendallwood Parkway, Gladstone, MO 64119



**SHAWVER
GROUP**

COMMERCIAL REAL ESTATE

816.213.9578

Disclaimer: All marketing information is deemed reliable but its accuracy is not guaranteed. Neither listing broker(s) or information provider(s) shall be responsible for typographical errors, misinformation, misprints and shall be held totally harmless. Listing information is provided for consumers, personal, non-commercial use and may not be used for any purpose other than to identify prospective tenants who may be interested in leasing or purchasing the property. Any reliance on this information is solely at your own risk.

Monica Enloe
monica@shawvergroup.com
913.961.5314

Kyle Wadlow
kyle@shawvergroup.com
816.694.5185