



# FOR LEASE

2800 NE KENDALLWOOD PKWY, GLADSTONE, MO

## GLADSTONE OFFICE SPACE AVAILABLE



Suite sizes range from  
175 sq ft - 2,425  
\$500 - \$3,000 per month

- Tenant responsible for utilities and janitorial
- Easy gross lease structure
- Onsite owner

- Exterior building signage opportunity
- Easy access to I-35 & I-29
- Nearby restaurants & shopping
- 15 Minutes from airport & downtown
- Plenty of visitor & employee parking
- Gladstone location - no earnings tax



Matt Pepper • 816-414-5228 • [mpepper@curryre.com](mailto:mpepper@curryre.com)  
2700 Kendallwood Pkwy., Gladstone, MO 64119  
[www.curryre.com](http://www.curryre.com)



Suite 1	2,425 sq ft	\$3,000 per month
Suite 3	470 sq ft	\$ 950 per month
Suite 5	175 sq ft	\$ 500 per month

**Total Population**  
1-mile: 10,784  
3-mile: 82,797  
5-mile: 155,823

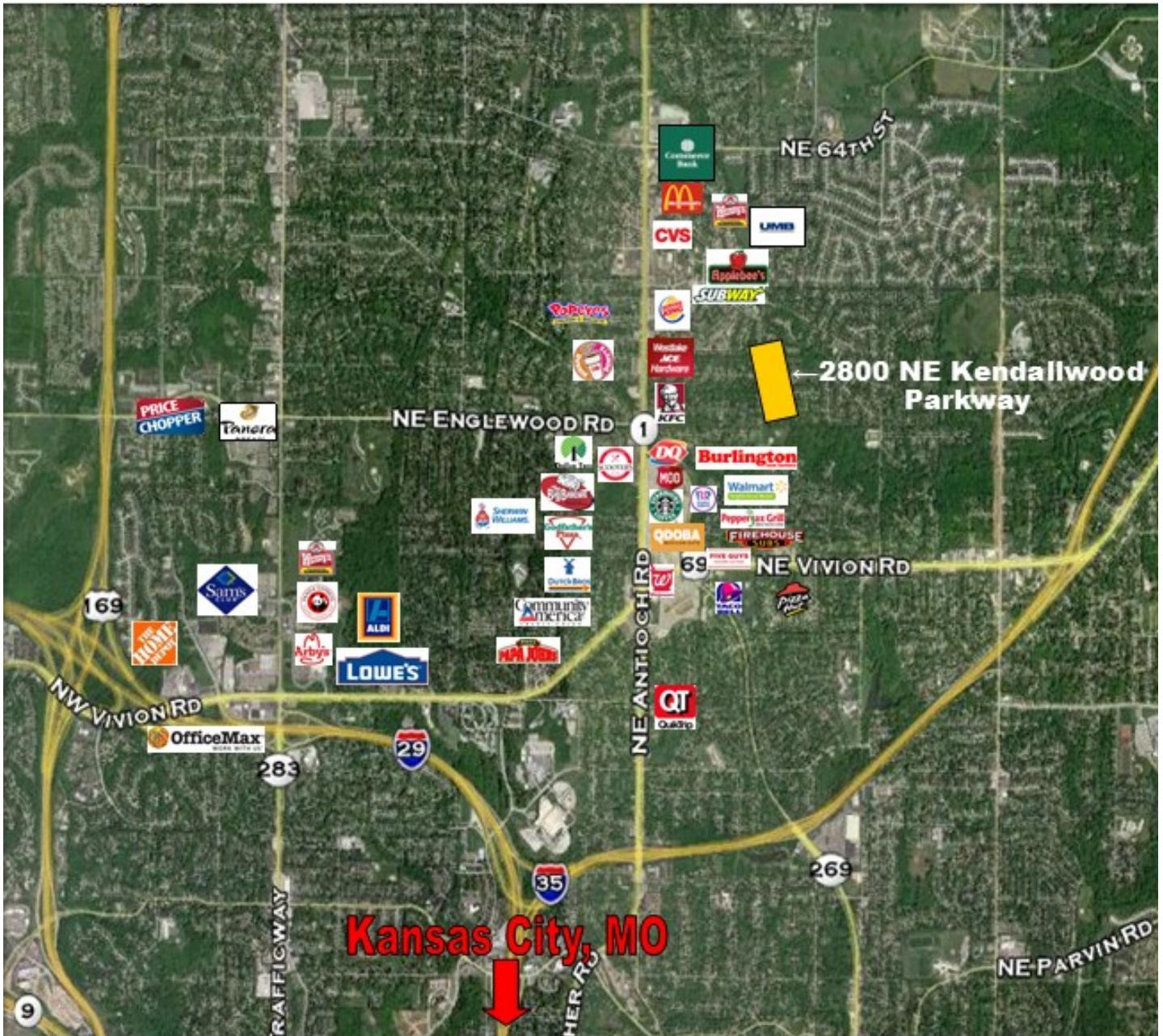
**Median Home Value**  
1-mile: \$211,899  
3-mile: \$231,769  
5-mile: \$254,766

**Household Income (Avg.)**  
1-mile: \$91,181  
3-mile: \$91,078  
5-mile: \$96,260





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All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.



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