

For Sale or Lease

702 E. 1st Street
Concordia, Missouri



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Accelerating success.

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Property Features

Building Size: 16,151± SF

Office Area: 4,500± SF

Land Area: 4.03 AC

Year Built: 1978/2011

Zoning: B-2: Highway Business District

Clear Height: 14'-30'

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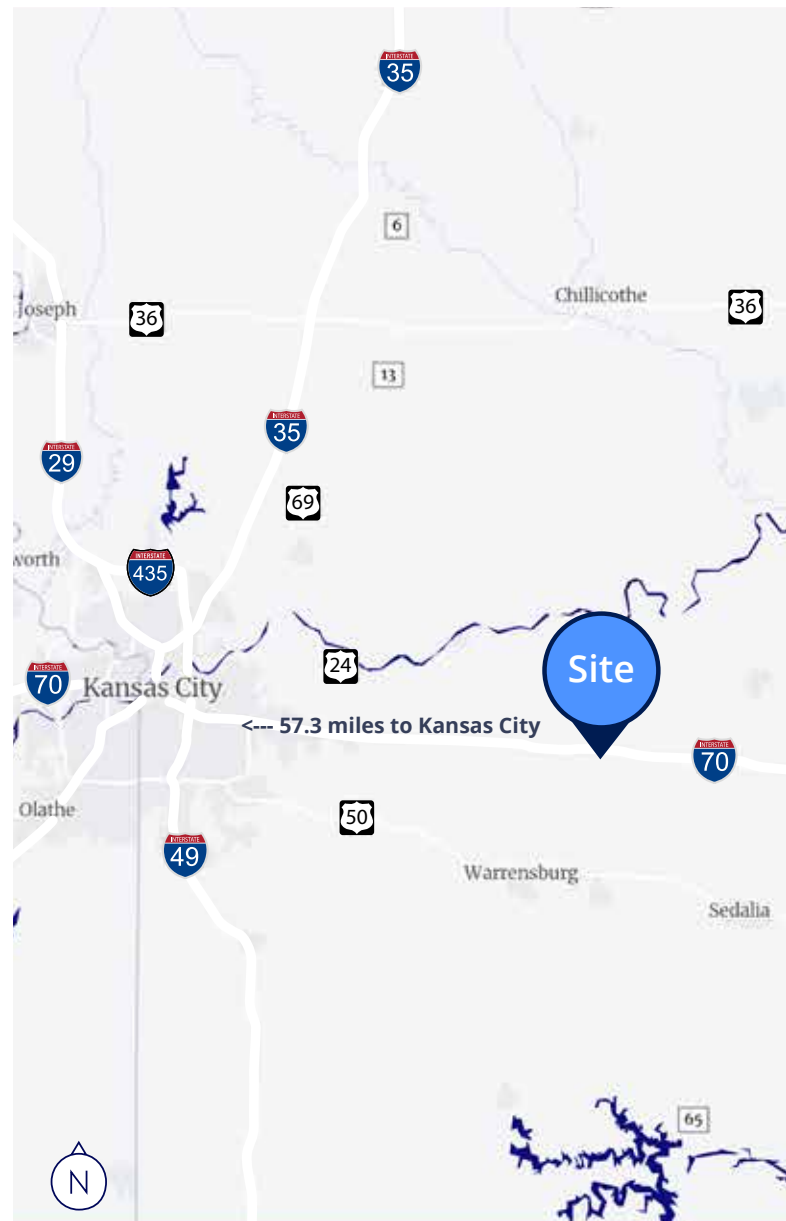
- 7 Drive-in doors
 - 1 (35'x22')
 - 1 (18'x16')
 - 1 (14'x16')
 - 2 (8'x8')
 - 1 (24'x14')
 - 1 (6'x8')

Sale Price: \$1,600,000

Lease Rate: \$7.50 PSF IG

Additional:

- Two outbuildings on property totaling 2,500 SF with drive-in doors
- Approximately 56,000 vehicles per day pass by this property along I-70



Interior Property Gallery



Exterior Photo Gallery



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