



FOR SALE

565 S 4th Street | Kansas City, KS 66105

7,000⁺ Square Feet

Property Highlights

- Free standing building
- Outside storage
- 1 dock, 2 drive-in doors
- Excellent highway access
- Central location

Contact:

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www.TrueNorthIndustrial.com

565 S 4th Street | Kansas City, KS

7,000 +/- square feet



Building Type: Service building
Sale price: \$1,200,000.00
Total Sq.Ft.: 7,000 +/- square feet



STRUCTURE

Structure:	Pre-engineered Metal	Electrical Service:	208v, 225amps, 3ph
Office SF:	1,300 +/- sq.ft.	Lighting:	LED
ClearHeight:	17'-20'	Floor:	Concrete
Loading:	1 Dock, 2 Drive-Ins	Plant HVAC:	Gas Space Heater
		2024 Taxes:	\$16,064.08

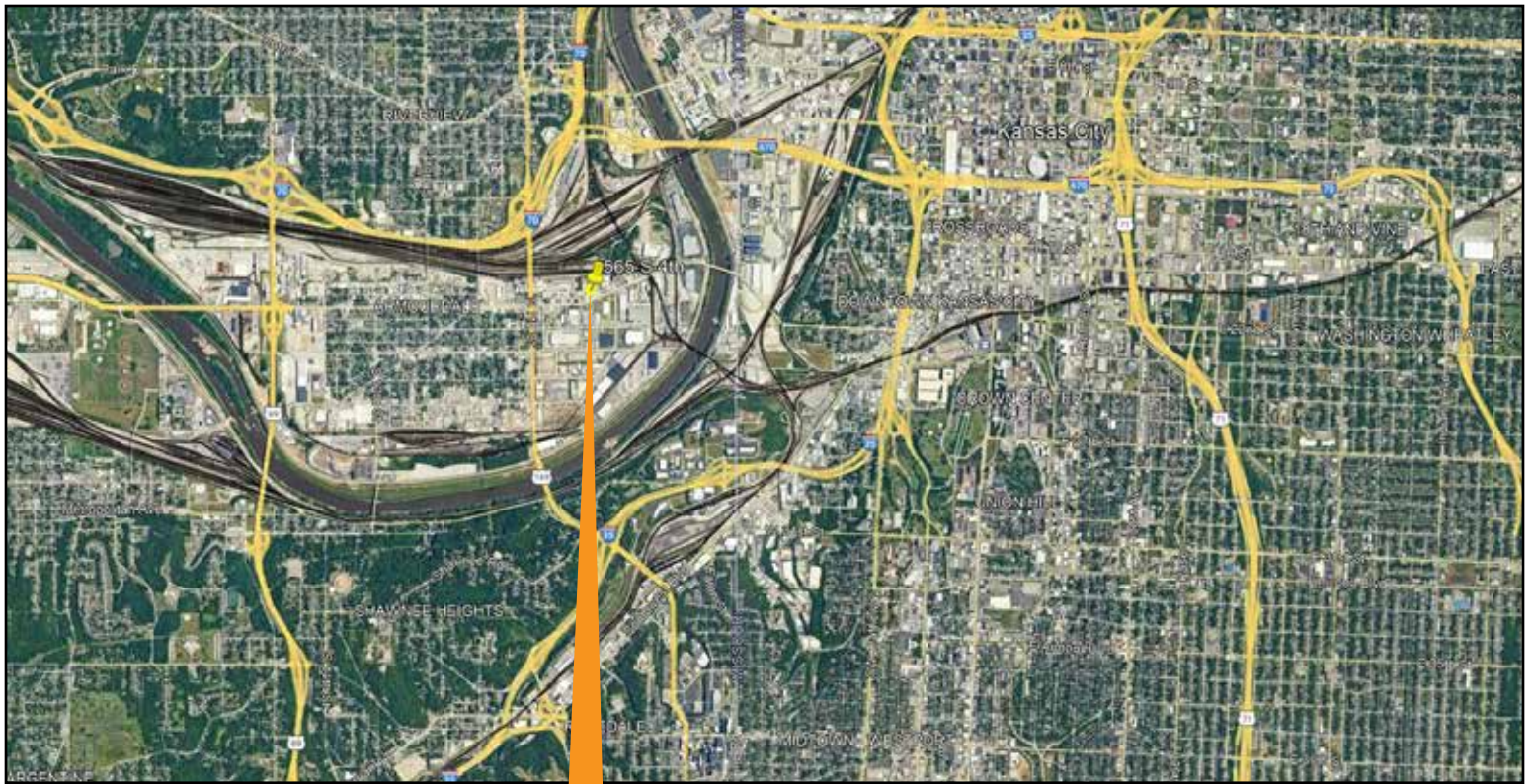
SITE

Total Acreage:	.5654 +/- acres
Zoning:	M-3

UTILITIES

Electricity:	BPU
Gas:	Kansas Gas
San Sewer:	KCK
Water:	BPU





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All information combined herein is from sources deemed reliable however, no representation or warranty is made to the accuracy thereof.



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