

FOR LEASE

6600 SW 10TH STREET

Topeka, KS 66615

KANSAS COMMERCIAL
REAL ESTATE SERVICES, INC.



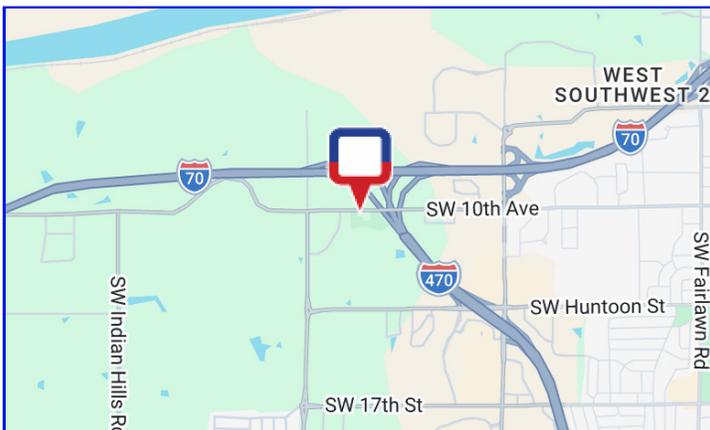
PROPERTY DESCRIPTION

Two-level office building with an efficient layout including numerous offices, a reception area, a break room, and male and female restrooms. Monument signage is available.

The I-70 and the Wanamaker corridor are a minute away.

OFFERING SUMMARY

Lease Rate	\$16.00 SF/yr
Building Size	5,000 ^{+/-} SF
Available Space	2,580 ^{+/-} SF
Lot Size	18,468 ^{+/-} SF
Year Built	1999
Zoning	O12
Parking	24 ^{+/-} spaces



SPACE LEASE RATE RATE/MO

Suite A - 2,580 ^{+/-} SF	\$16.00 SF/yr	\$3,440.00
-----------------------------------	---------------	------------

Tenant pays gas, electric, janitorial, and minor interior maintenance within the leased space.

Listed By:



MIKE MORSE
Partner, SIOR
785.228.5304
mike@kscommercial.com

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 submitted subject to errors, omissions, changes of price, rental or other conditions prior sale or lease, or withdrawal without notice. The purchaser and/or leaser should conduct a careful, independent investigation of the property to determine if the property is suitable for your intended use.

KS Commercial Real Estate Services, Inc. // 435 S Kansas Ave., Suite 200, Topeka, KS 66603 // 785.272.2525 // kscommercial.com