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816.524.1923

**Retail or  
Office  
For  
Lease**

**\$22-\$24  
per sq ft  
gross**

## Phenomenal Building in Downtown LS!



**Licata Building – 207 SE 3<sup>rd</sup> St. Lee's Summit, MO 64063**

The Licata Professional building is highly recognized in downtown Lee's Summit with its beautiful architecture and ease of access. The entry corridor is inviting and welcoming with tenants Just Frame It, Licata's Flowers and a Hair Salon. The owner is willing to split the 1,790 sq. ft. into small retail or offices of 270, 640, 880 sq ft. Tenants will have access to the back parking lot. This is an amazing opportunity to have a retail business or office in award winning downtown Lee's Summit, right across from Green Street Farmers Market and Plaza.







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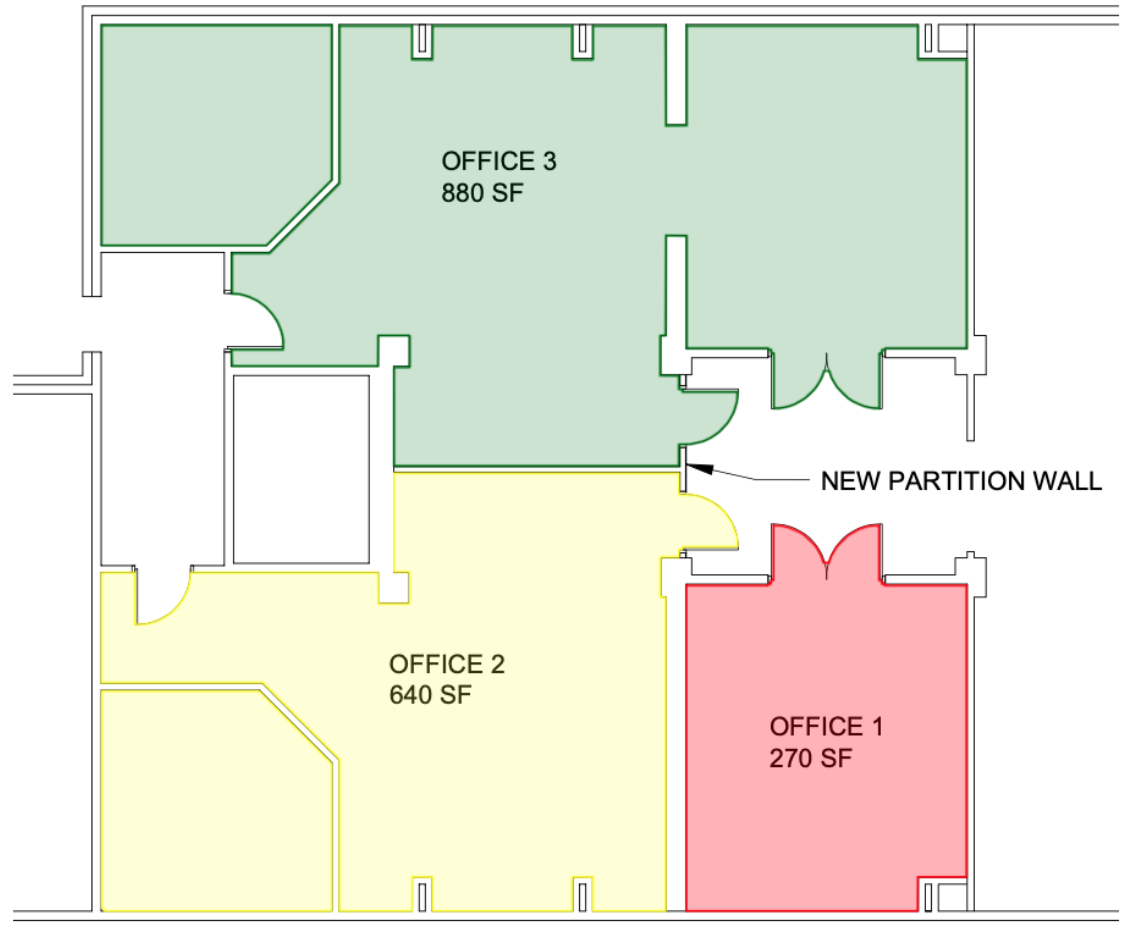
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**270 sq ft**  
**Office 1**

**640 sq ft**  
**Office 2**

**880 sq ft**  
**Office 3**

**1,790 total**  
**sq ft**



PRELIMINARY SPACE DIVISION - FLOOR PLAN  
SCALE: 1/8"=1'-0"