

WEST  
**PLAZA**  
 TOWER



West Plaza Tower, formally Belletower, is located in Kansas City’s most desirable office market, Country Club Plaza. Just steps away from restaurants, shops, and other amenities, including convenient, covered parking, it’s hard to beat this location and it’s below market rates. TI is available from the landlord to help with build out needs, plus the option for highly visible signage can be discussed. West Plaza Tower offers incredible views, updated interiors, and more. Units are available immediately.

FOR LEASE

square feet	2,670-10,600 SF
lease type	full service
rates	\$26/SF
TI	available
Exterior Signage	In place of LIF if over 13K SF
walkability score	87
plaza views	pristine
building features	» fitness center (being renovated) » laundry service » personal trainers
parking	3 spots/1,000 sq. ft.

Unit	Sq. Ft.	Available
202	2,670	Now
210	10,596	Now

Virtual Tour of leased spaces

Suite 300

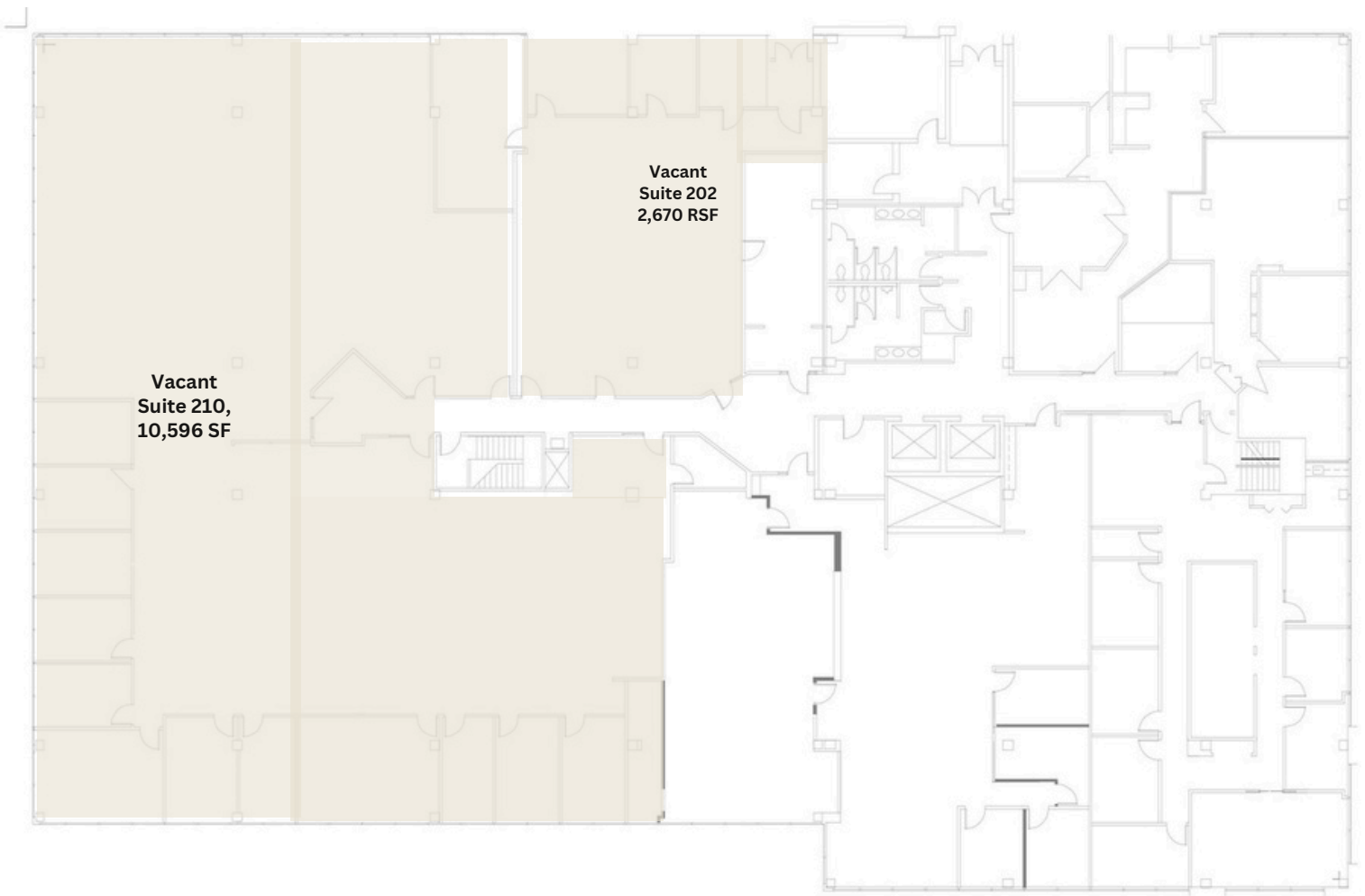
Suite 100B



**LEASING INFORMATION**

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## SECOND FLOOR





# PROXIMITY



# PLAZA HISTORY

Country Club Plaza is known to most as “The Plaza.” Started in 1922 by J.C. Nichols, the plaza’s wonderful architecture is inspired by Nichols’ travels across Spain and the rest of Europe. Though it is centered in the heart of Kansas City, these European roots are apparent. Ornate fountains and green space are spread out across The Plaza and walking through its corridors shows Nichols fine attention to detail in the design. The many other sculptures, columns and murals present here truly makes this area a Kansas City gem.



# PREMIUM LOCATION

With over 150 retail shops and restaurants, The Plaza prides itself on being Kansas City’s premiere destination for high-end shopping, dining and office centers. The Plaza Market is home to many high profile corporations which include Lockton Insurance, Midwest Research Institute, Polsinelli PC, Husch Blackwell Sanders LLP. and many more.



# BENEFITS

The Plaza is easily walkable and Kansas City is currently planning a \$227 million Streetcar expansion that will connect this market to downtown. West Plaza Tower is located in perfect walking distance of the Plaza’s greatest attractions. The building also provides pristine views of the area which only get better during the holidays, when the Plaza is elegantly decorated with lights and ornaments. The added benefit of being located in the prime Plaza Market is offered with no extra cost. West Plaza Tower’s leasing rates still remain below market and Tenant Improvement is offered to make each space perfect for the tenant.



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