

OFFICE SPACE FOR LEASE IN BRIARCLIFF



SPACE HIGHLIGHTS

- **764 - 9,217 SF Available**
- Briarcliff is a strategic investment in long-lasting value for discerning space users
- Premier Class A mixed-use development; 630,000+ SF commercial, 1,450 residential units, boutique retail, dining, & 2 on-site Marriott hotels
- 8 min to Downtown, River Market & Crossroads; 13 min to Johnson County; easy metro highway access
- On-site nature trails along the river
- Covered parking (4.79/1,000 SF ratio; 1,058 spaces), conference room, outdoor patio, Downtown skyline views, on-site management
- Historically highest occupancy rates in KC office market

LEASING CONTACTS

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Briarcliff

Stunning views, countless amenities and first class offices are just some of the reasons Briarcliff is the ultimate place for your business. Briarcliff has easy access to all Metro highways, making you easily accessible to the entire Metro area. The Village at Briarcliff provides incredible restaurants, shopping and more within walking distance. If that's not enough, Downtown, the River Market and Crossroads are just an 8 minute drive. Briarcliff perfectly combines live, work and play to make the ideal place for your business.

Briarcliff Amenities

Restaurants

- Briarcliff Barrio Mexican Kitchen
- Greenacres Deli
- Headrush Roasters
- Piropos
- Phillytime
- Trezo mare

Shopping

- Budget Blinds
- California Closests
- Decori
- Design in the City
- The Foot Spo
- Made in KC
- Nell Hill's

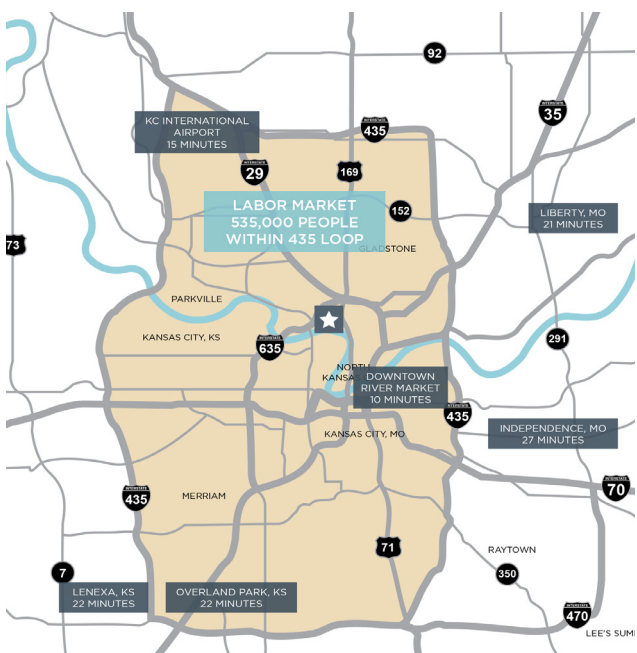
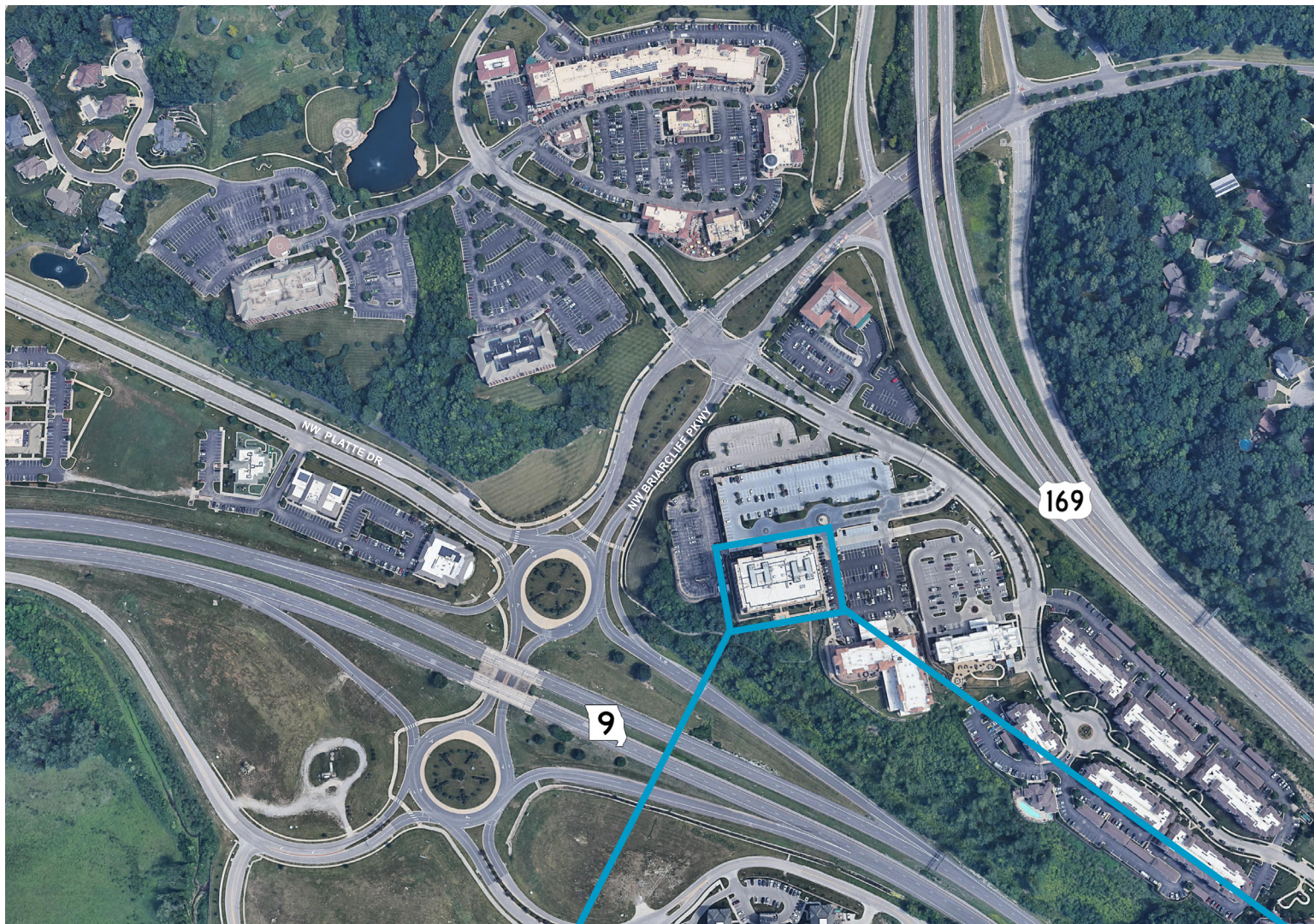
Services

- Buenos Aires Room and Wedding Chapel
- Eclectica
- Edward Jones
- GreenAcres Market
- Invisalign
- L'acqua Nails & Lashes
- Metro KC Fitness
- Pinot's Palette
- Rajeunir Medical Spa
- Royal Room at Briarcliff
- The Spa at Briarcliff
- Top Cleaners/Tailor
- Westrock Orthodontics

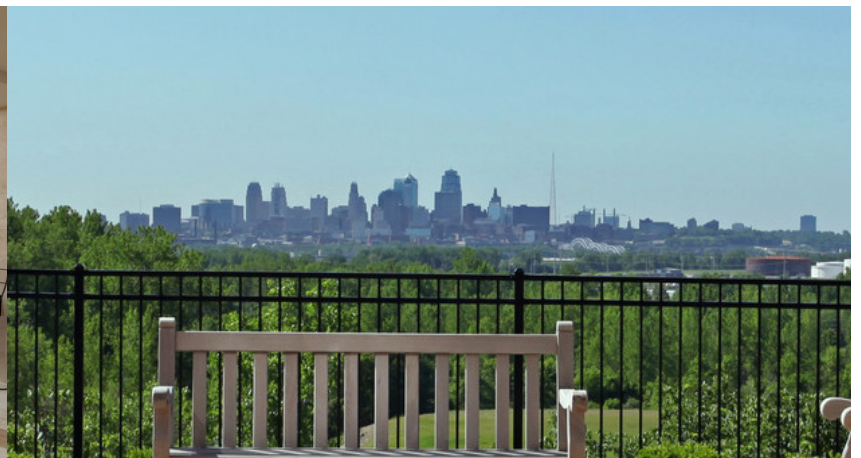
Briarcliff Hilltop Amenities

- On site property management
- Covered Parking
- Large Conference Room
- Outdoor Patio
- On site nature trails
- Gorgeous skyline views
- Courtyard Marriott Provides: Large Conference Center, Outdoor Entertainment Lounge and Cafe





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Garden Level

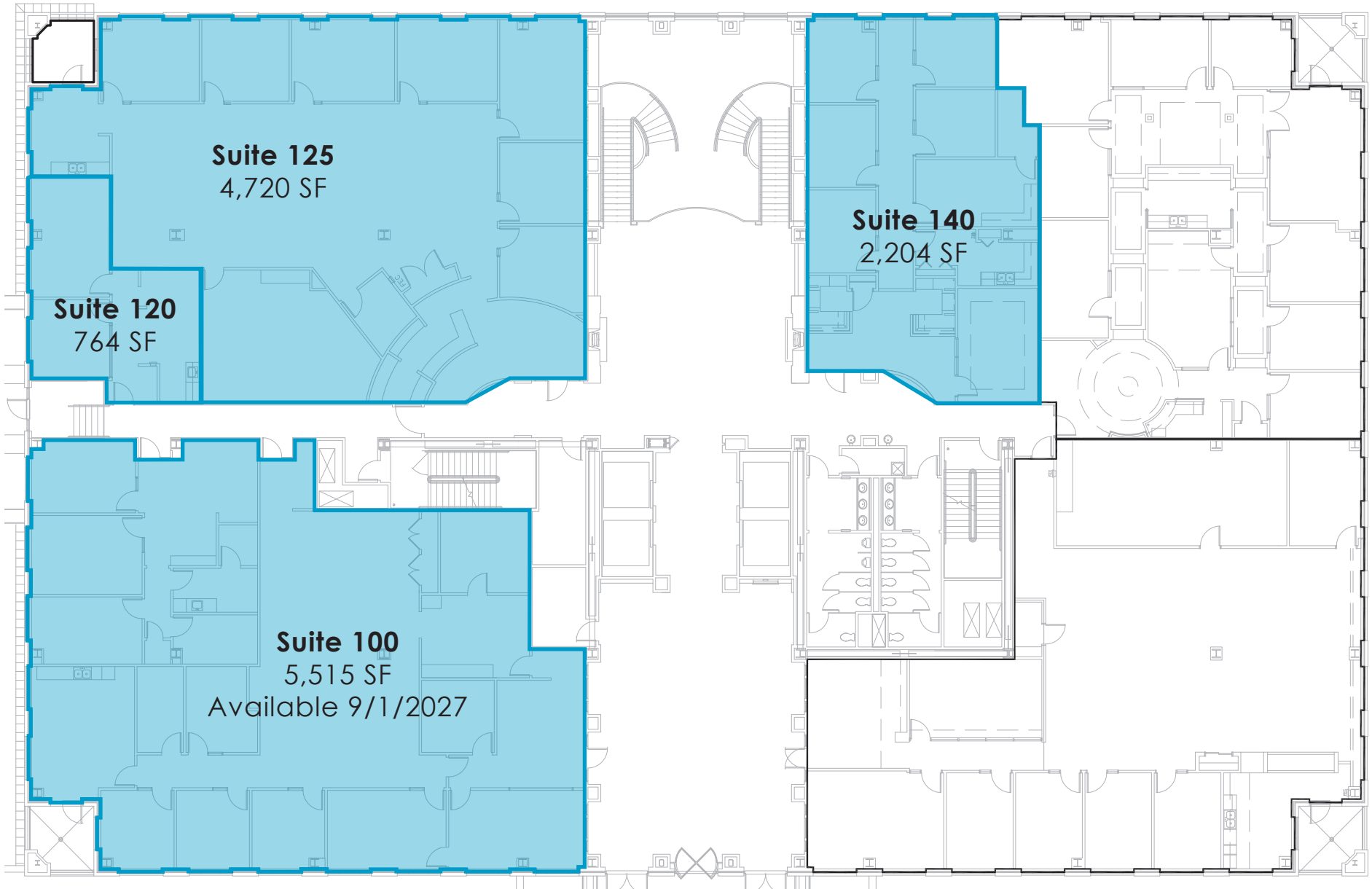


Suite 50
9,217 SF

Bldg.
Conference
Room

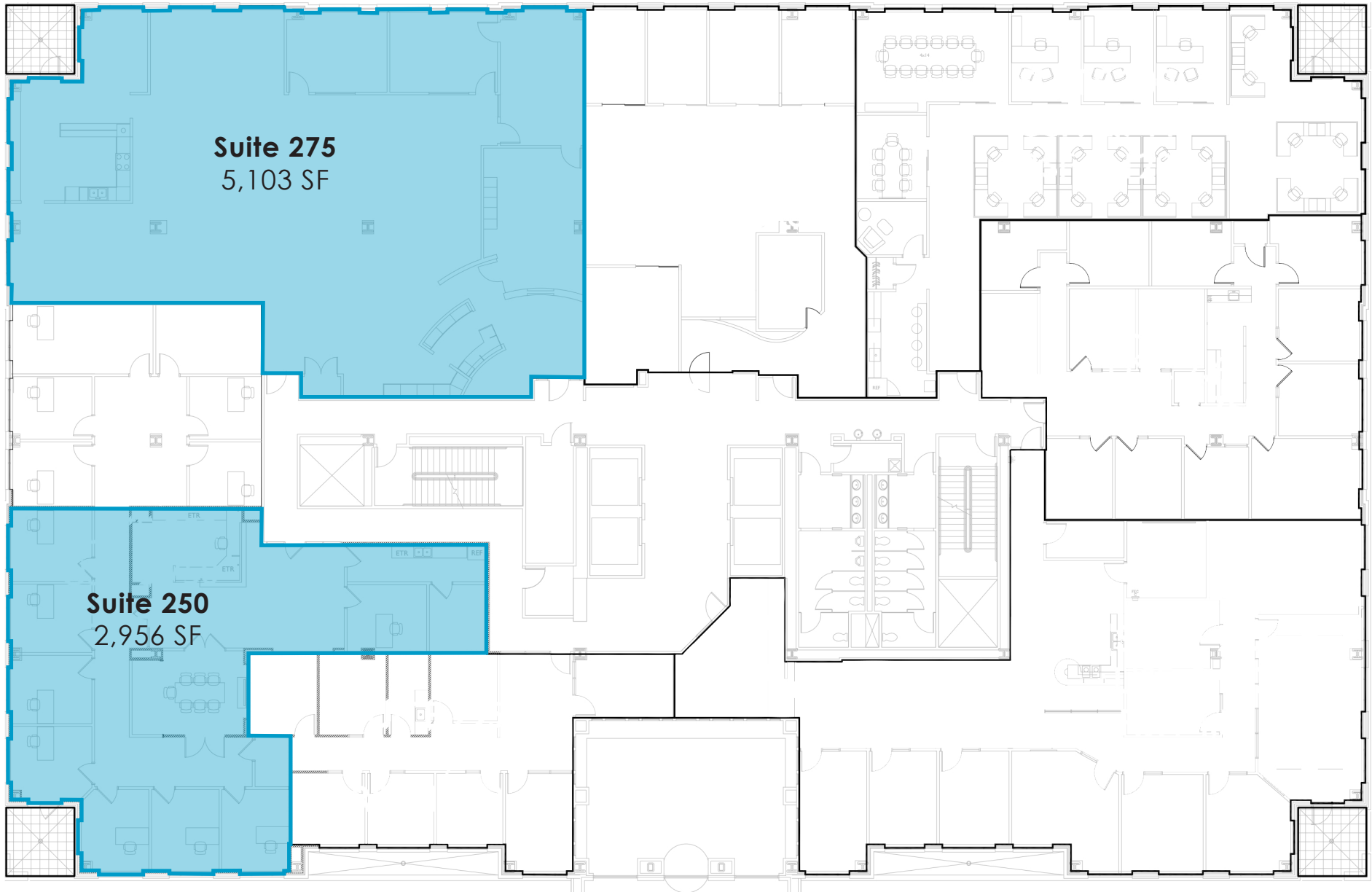
 = Suite Available

First Level



 = Suite Available

Second Level



 = Suite Available