



Corporate Ridge I

Located at the K-10 and Ridgeview interchange, this Class A office building is exceptionally located. Corporate Ridge I offers new, first class interior finishes and an open two-story modern atrium lobby to inspire tenants and visitors alike.

**Class A Office
Suites Available**



18103 W 106TH STREET, OLATHE, KS

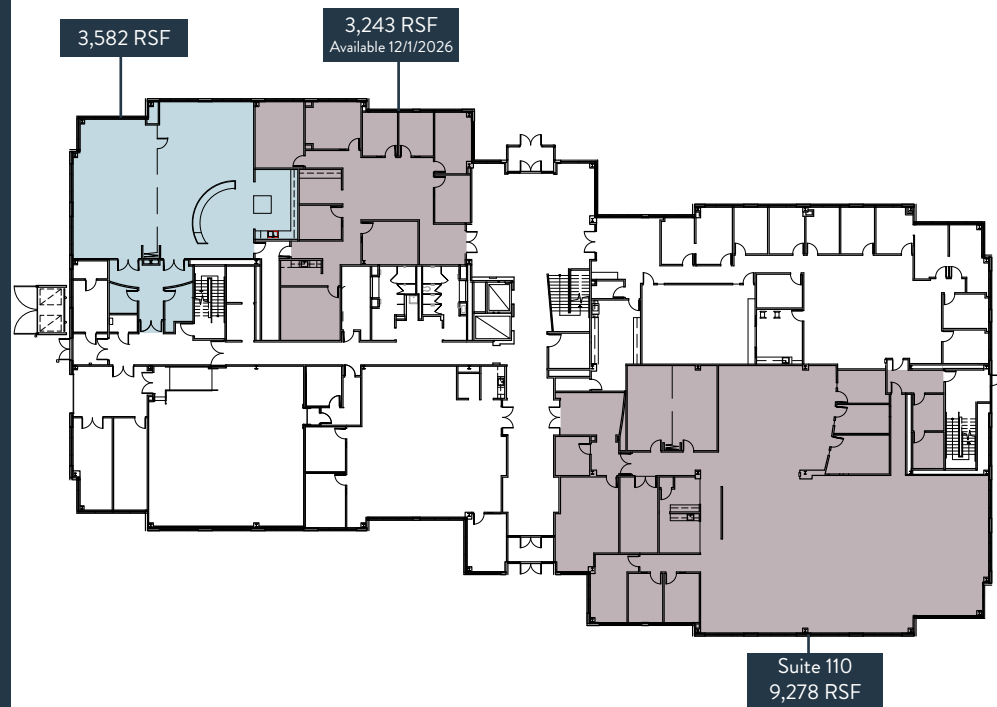


\$23.00/SF
Full Service

Highlights

- 88,050 SF Total
- 4.7 per 1,000
- Class A office building built in 2008
- New, first class interior finishes
- Open, two-story modern atrium lobby
- Easy highway access from K-10 and Ridgeview interchange
- Close proximity to restaurants and shopping on Ridgeview and Lenexa City Center
- Next door to brand new Olathe Convention Center and Hotel
- Adjacent to Genesis Health Club
- Generator availability

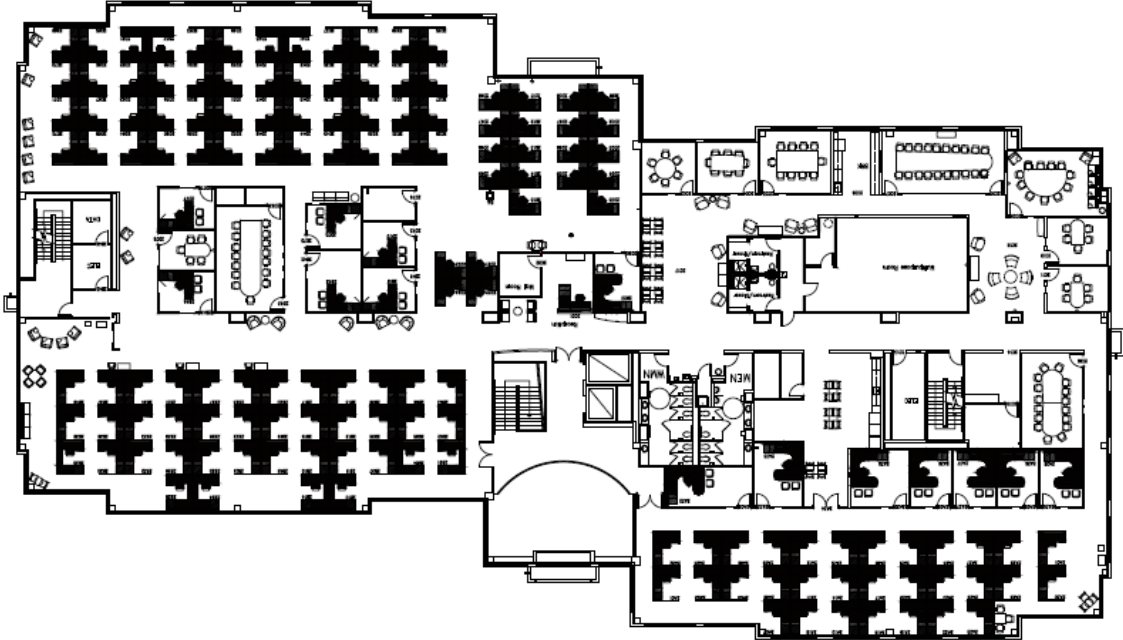
Corporate Ridge I



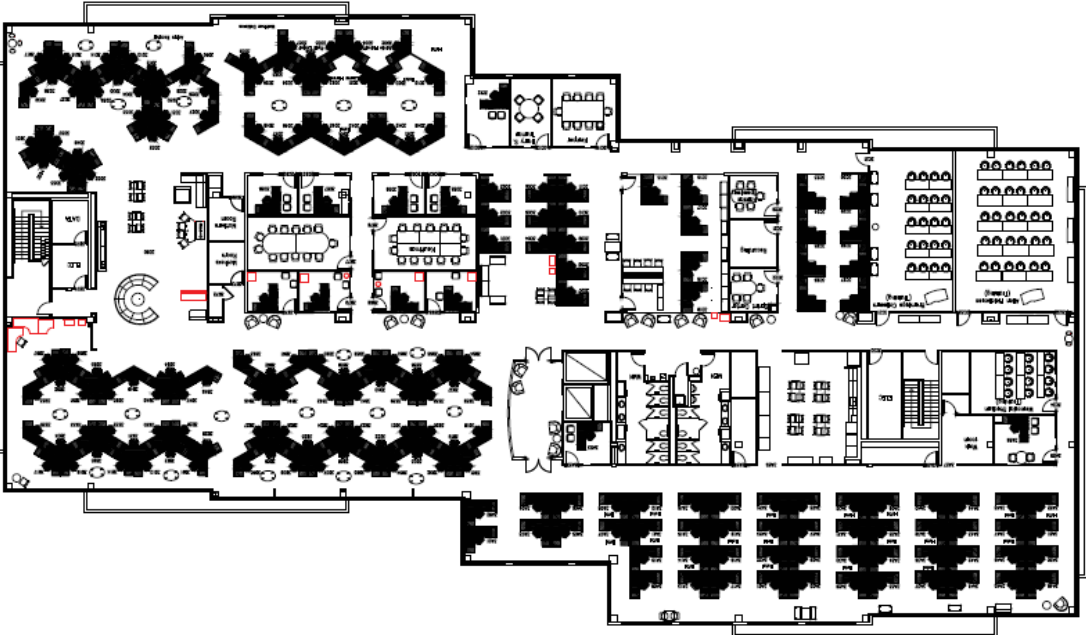
COMING SOON

March 2027

Second Floor | 30,433 RSF



Third Floor | 30,045 RSF



Local Amenities

1. Olathe Convention Center & Hotel

2. Ridgeview Marketplace

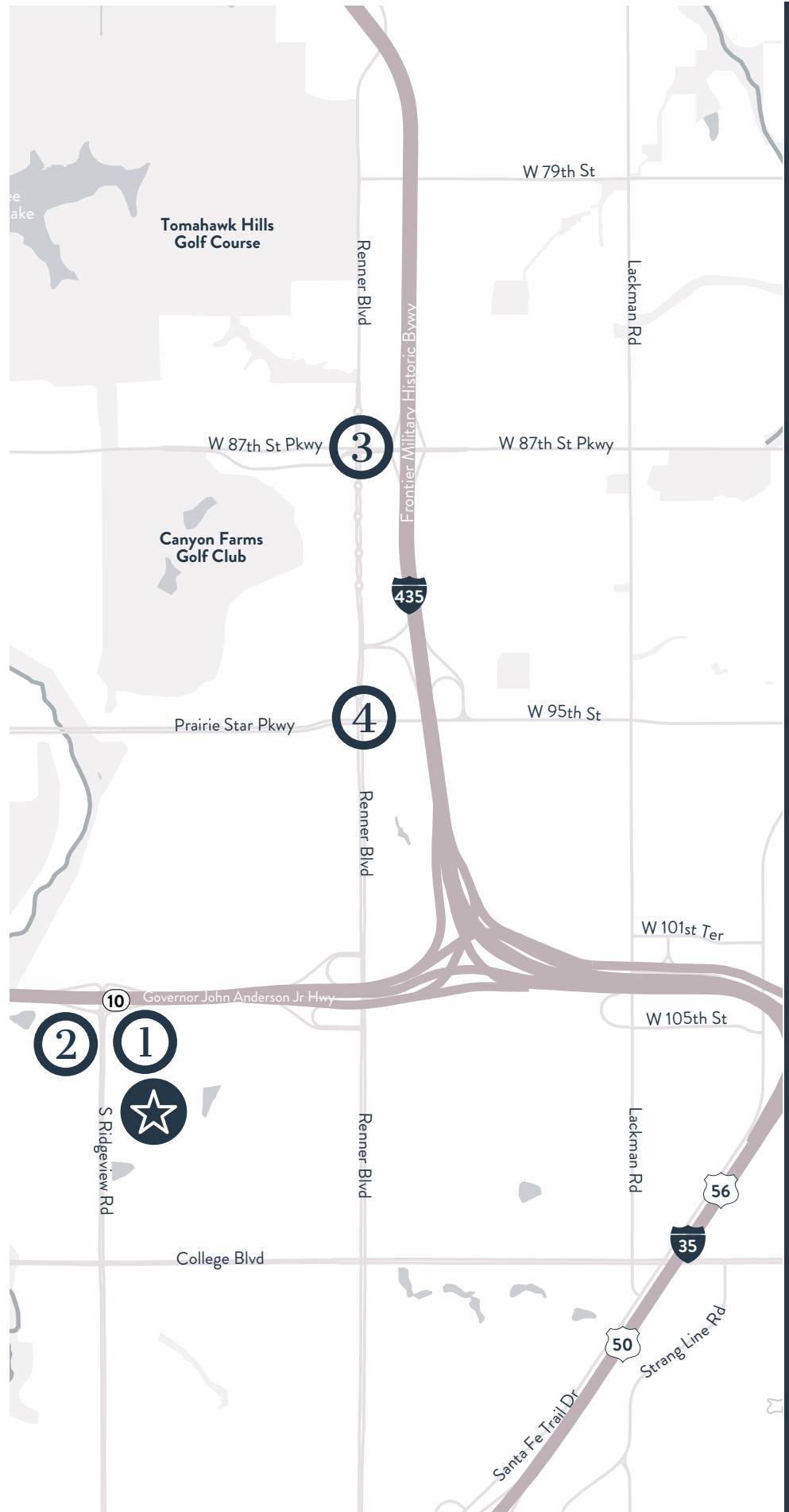
- Minsky's Pizza
- Salty Iguana
- The Rub Bar-B-Que
- Goodcents Deli Fresh Subs
- Johnny's Tavern
- Holiday Inn Express
- Genesis CrossFit
- Taco Bell
- Burger King

3. Lenexa City Center

- Revocup Lenexa Coffee Shop
- Red Kitchen Tamales
- Martin City Brewing
- Lenexa Public Market
- Grand Street Lenexa
- Jack Stack
- Freddy's Frozen Custard & Steakhouse
- Hyatt Place
- Lifetime Fitness

4. Additional Restaurants + Retail

- Brewbakers Bar & Grill
- Prairie Market
- Hibachi Go





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For leasing information:

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