



For Sale Industrial Building

Sale Price

\$1,725,000

RC Jensen, CCIM

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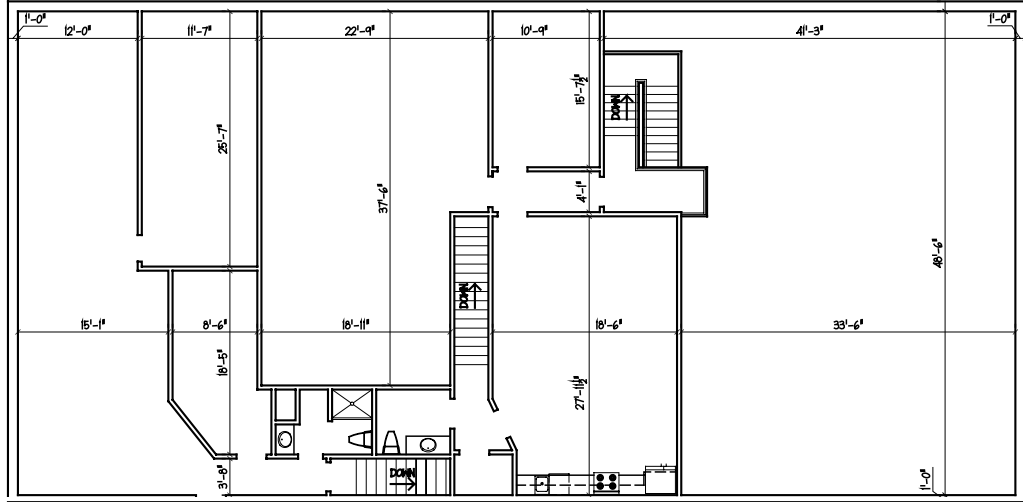
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5439-5441 Merriam Drive Merriam, Kansas

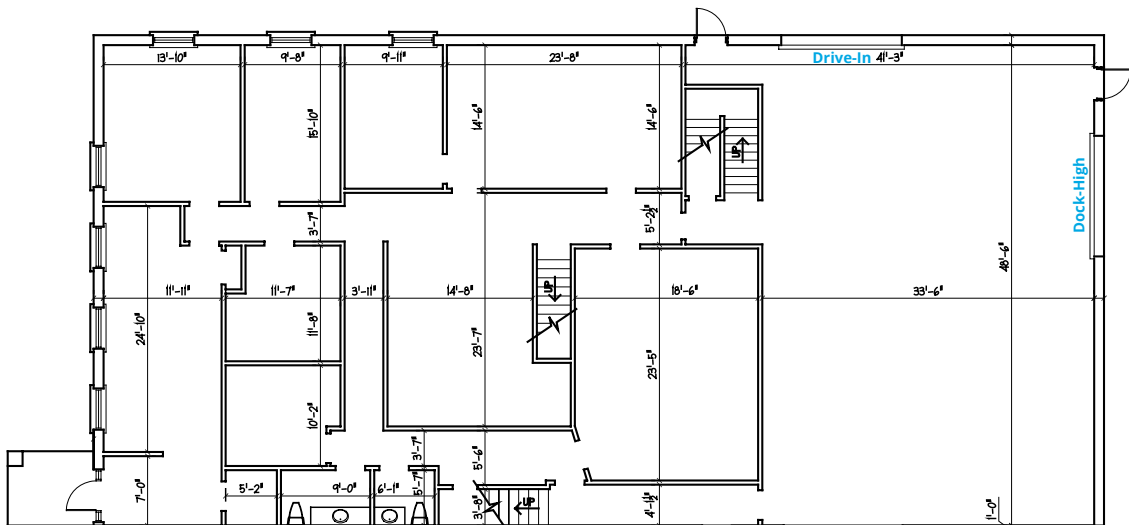
Property Features

- Building size: 15,037 SF (4,223 SF warehouse)
 - » Suite 5439: 7,964 SF (1,624 SF warehouse)
 - » Suite 5441: 7,073 SF (2,450 SF warehouse)
- Land area: 1.03 acres
- Year built/renovated: 1969/2023
- Clear height: 18'
- Single or multi-tenant capable building
- Loading:
 - » 2 drive-in doors (12'x12')
 - » 2 dock-high doors (12'x12')
- Electrical:
 - » South side: 400 amp/240 volt, 3-phase
 - » North side: 200 amp/240 volt, 3-phase
- Zoning: Light Industrial
- [Directly adjacent to the Merriam Comprehensive Plan 2040](#)

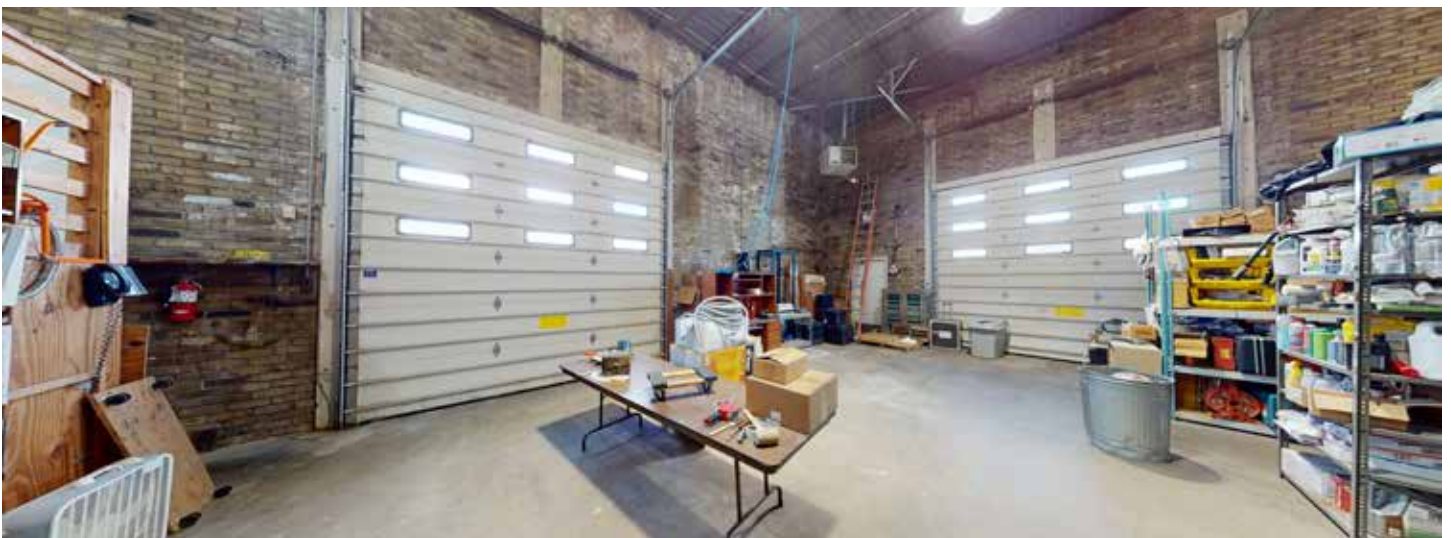
Suite 5439: Floor Plan



5439: Second Level



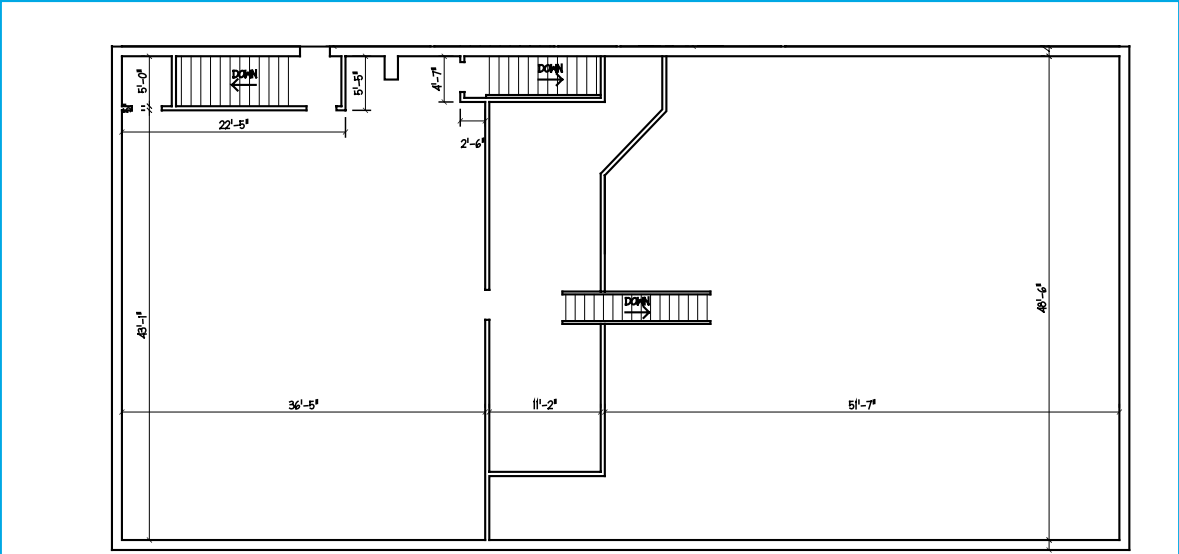
5439: Main Level



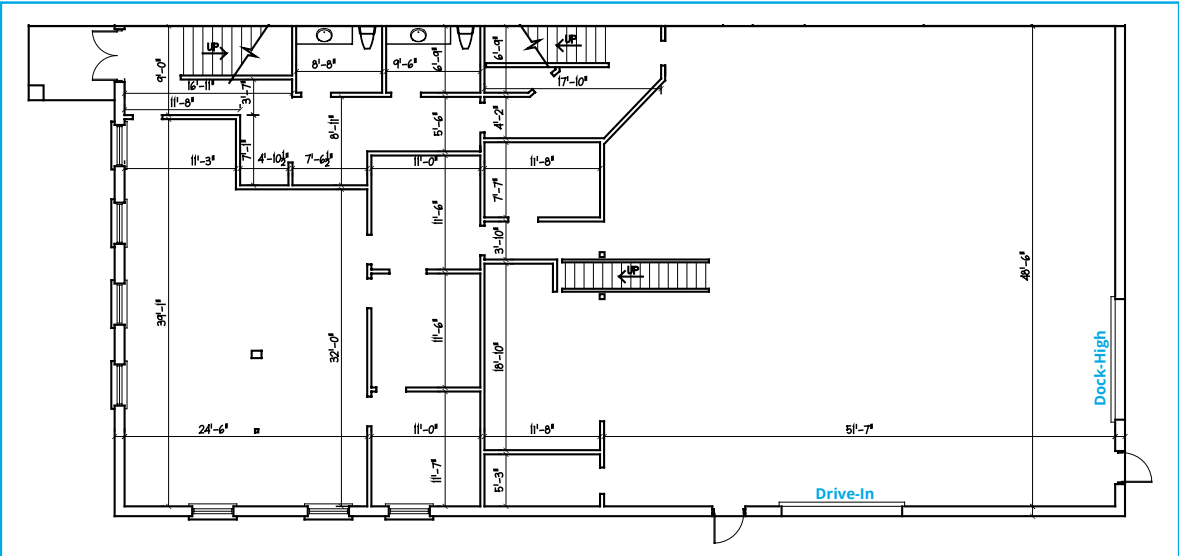
Suite 5439: Property Photos



Suite 5441: Floor Plan



5441: Second Level



5441: Main Level

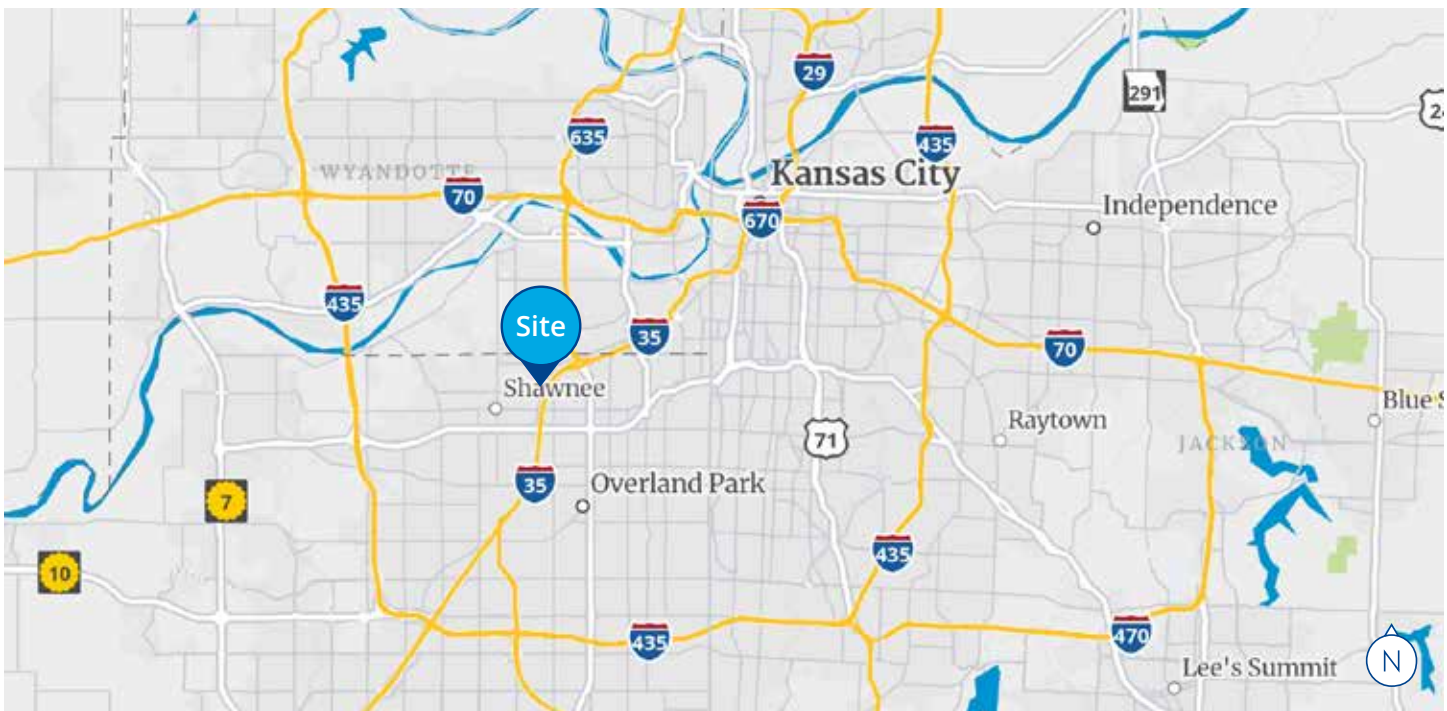


Suite 5441: Property Photos



For Sale

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