

FOR SALE OR LEASE

10990 QUIVIRA ROAD

OVERLAND PARK, KS

HARD CORNER - QUIVIRA ROAD AND 110TH STREET



- 26,142 square foot 2-story building
- Up to 26,142 square feet can be made available or the building can be delivered with approximately 15,000 square feet leased
- 1/4 mile south of I-435
- Quivira building signage and monument signage
- Owner/user or investment opportunity
- Located in the heart of the I-435 medical corridor
- New parking lot and updated bathrooms
- 4/1,000 parking
- Average traffic count of over 45,000 daily
- Purchase price: \$4,300,000
- Lease rate: \$24.00 full service



Chuck Connealy, SIOR, CCIM

Direct: 913.789.9020

Cell: 913.515.6616

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Joe O'Connor

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Matthew Burcham

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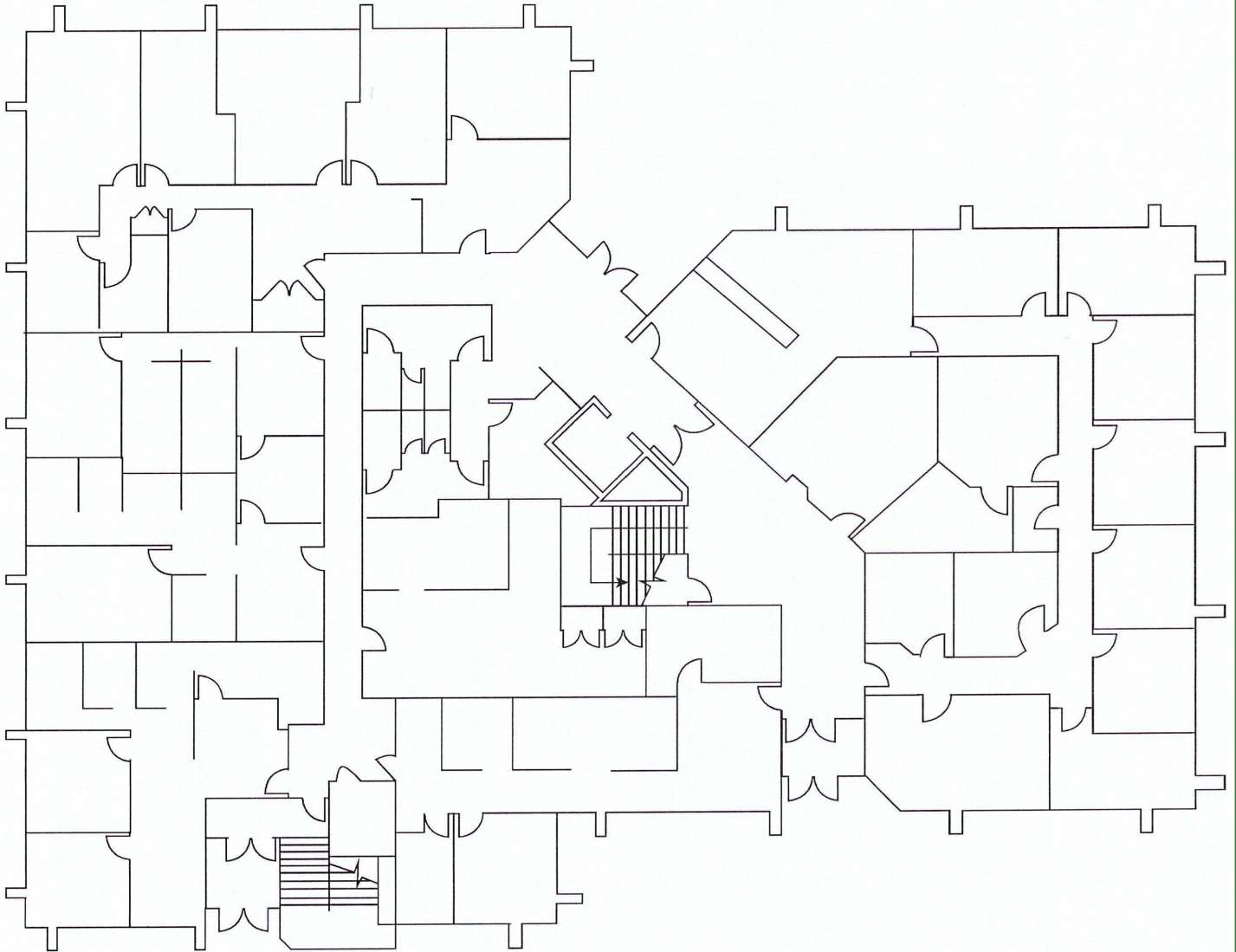
Matthew.Burcham@waterfordproperty.net



WATERFORD
PROPERTY COMPANY LLC

FLOOR PLANS

1st Floor



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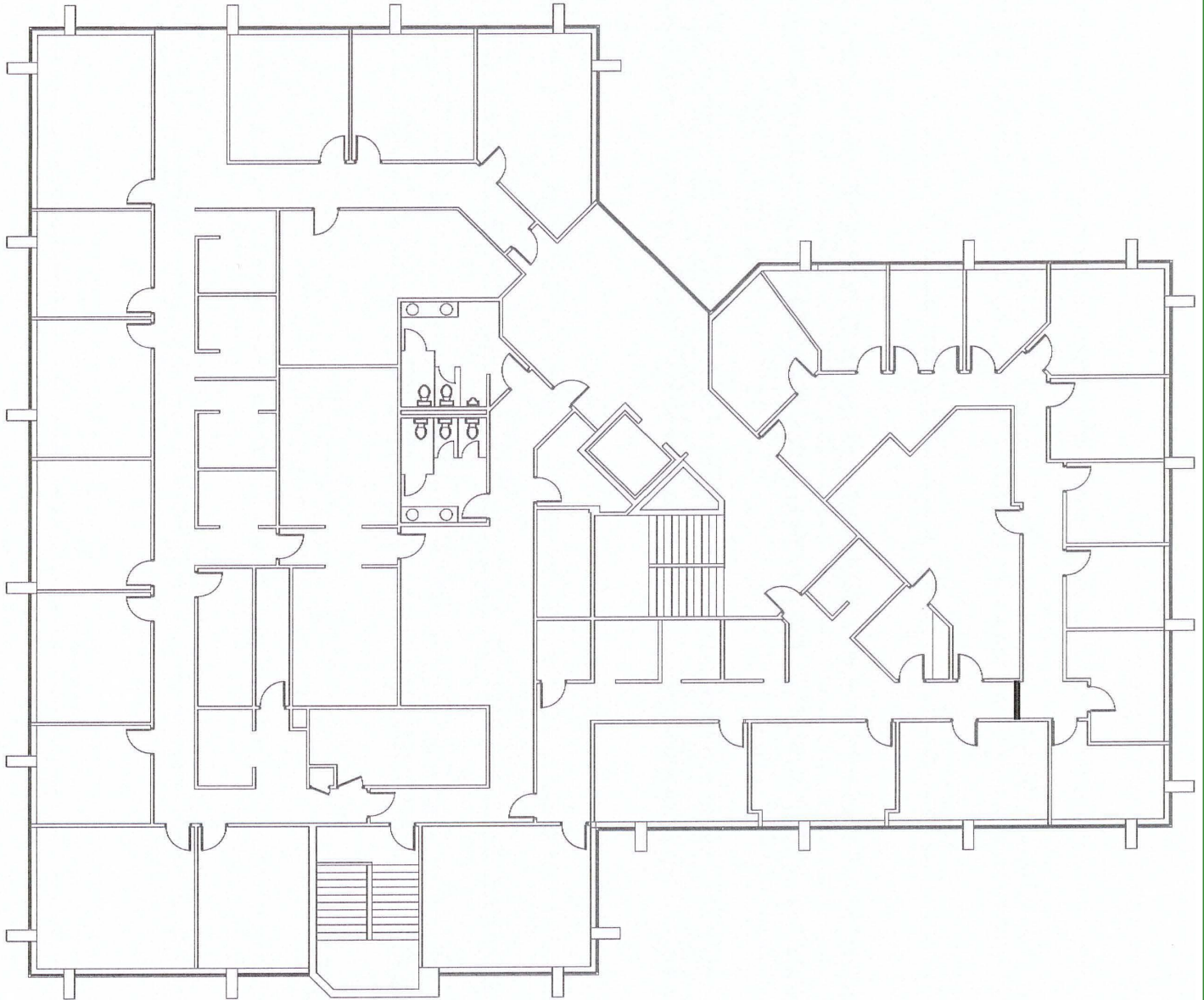


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Information furnished regarding property is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, prior sale or lease or withdrawal, without notice.

FLOOR PLANS

2nd Floor



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AERIAL MAP & AMENITIES



- 1 Blue Pearl Pet Hospital
- 2 Graceful Wellness and Med Spa
- 3 Taco Bell
- 4 Scooter's Coffee
- 5 Hawaiian Bros Island Grill
- 6 Waterway Car Wash
- 7 CVS Pharmacy
- 8 Gert's Grille
- 9 Hen House Market
- 10 Starbucks
- 11 Style Encore Women's Clothing Store
- 12 Mac's Wine & Spirits
- 13 Domino's Pizza
- 14 Ari Delights Bubble Tea
- 15 McDonald's
- 16 Valvoline Instant Oil Change
- 17 Central Bank
- 18 The Claremont Apartment Homes
- 19 Extended Stay America - Kansas City
- 20 Delmar Gardens of Overland Park
- 21 MainStay Suites Kansas City Overland Park