3101 N 7TH STREET & 655 SUNSHINE ROAD KANSAS CITY, KANSAS 66115



INDUSTRIAL FOR LEASE | 98,332 SF



FEATURES

- Divisible to 45,356 SF and 52,976 SF
- Heavy Power
- 14' Clear
- LED Lighting on Motion in Warehouse
- Wet Sprinkler
- 126 Parking Spaces
- Immediately Available

3101 N. 7th Street Loading (52,976± SF):

- (6) Dock-High Doors
- (3) Interior Loading Dock Positions

655 Sunshine Loading (45,356± SF):

- (7) Dock Positions
- (1) 10x16 Drive-In Door
- (4) Trailer Parking Spots

TOTAL SF	98,332 SF
OFFICE SF	8,000 SF Total
LEASE RATE	\$3.50 PSF Industrial Gross
CAM	Self Performed

FOR MORE INFORMATION, PLEASE CONTACT:

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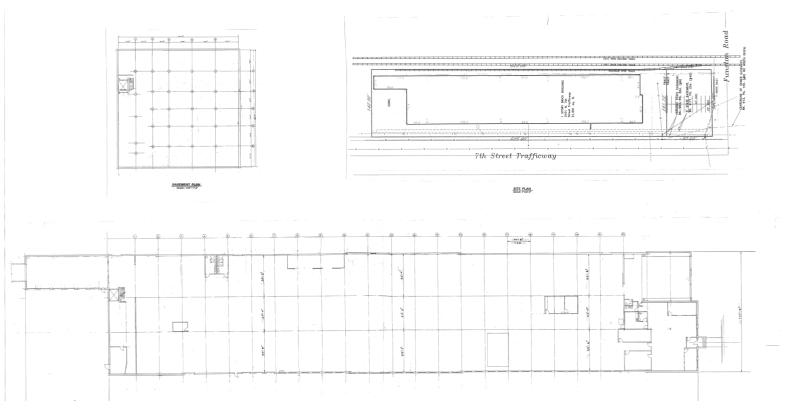


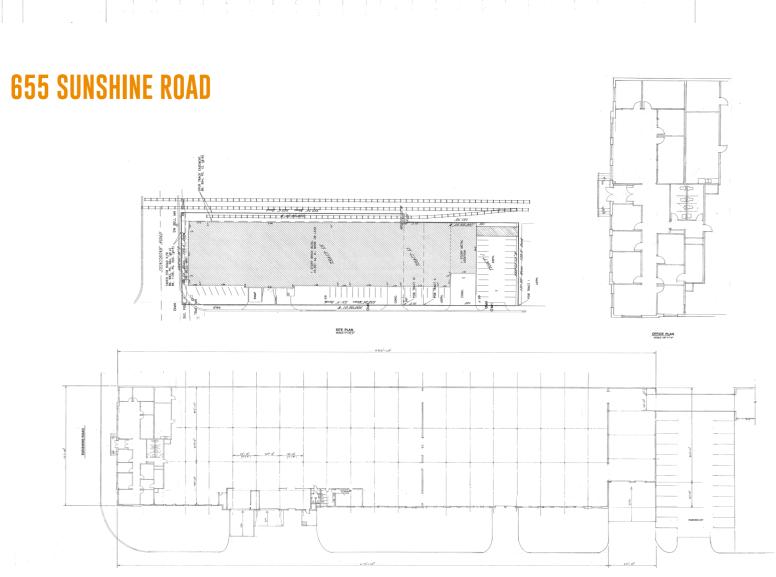






3101 N 7TH STREET





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