



**FOR SALE
OR LEASE**

10777 Barkley
Overland Park, KS 66211



PROPERTY HIGHLIGHTS

Two-story brick building facade with thermo pane-banded glass
Perfect owner/user opportunity with extensive open space
design/conference room/kitchen

4.25 acres

Sale Price - \$2,600,000

Lease Rate - \$20.00 PRSF / Full Service Gross

Well-appointed building is ideal for an Owner/User

Two-story atrium/lobby with decorative stairwell and elevator

100 surface parking spaces (4.25/1000)

Fully sprinklered

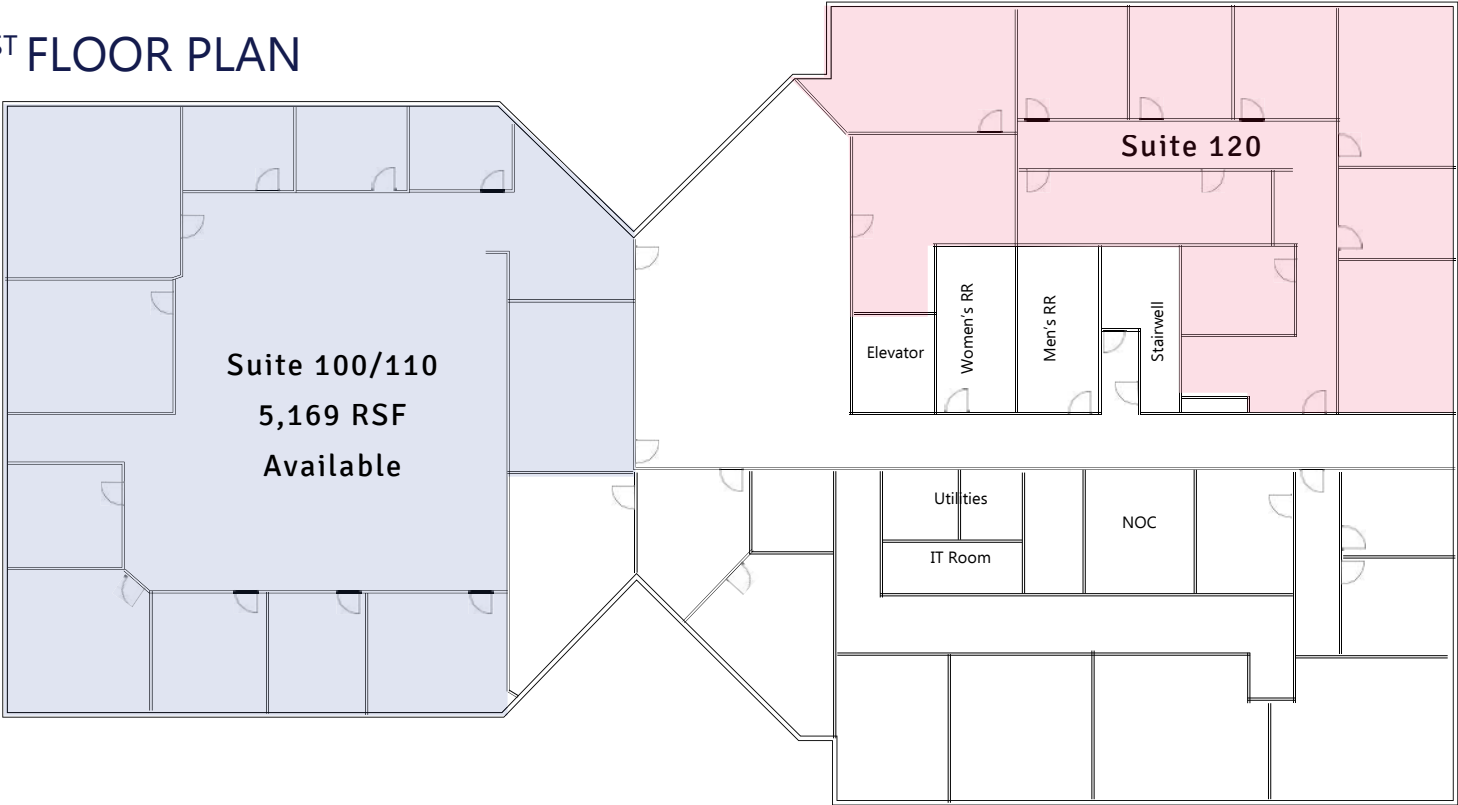
Zoned CP-0

Interstate facade signage available



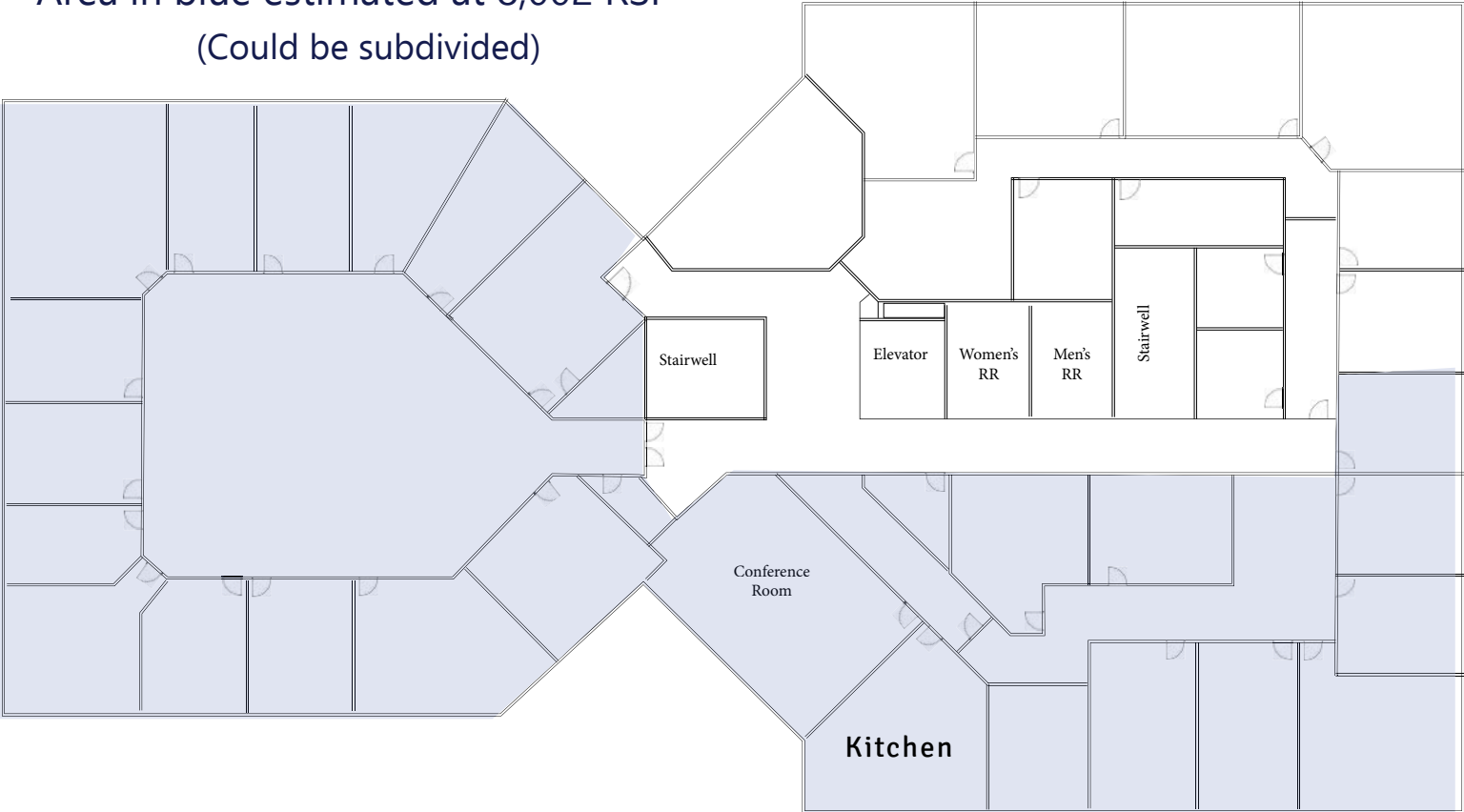
BUILDING SIZE: 25,660 SF | AVAILABLE: 5,169 RSF UP TO 13,171 RSF

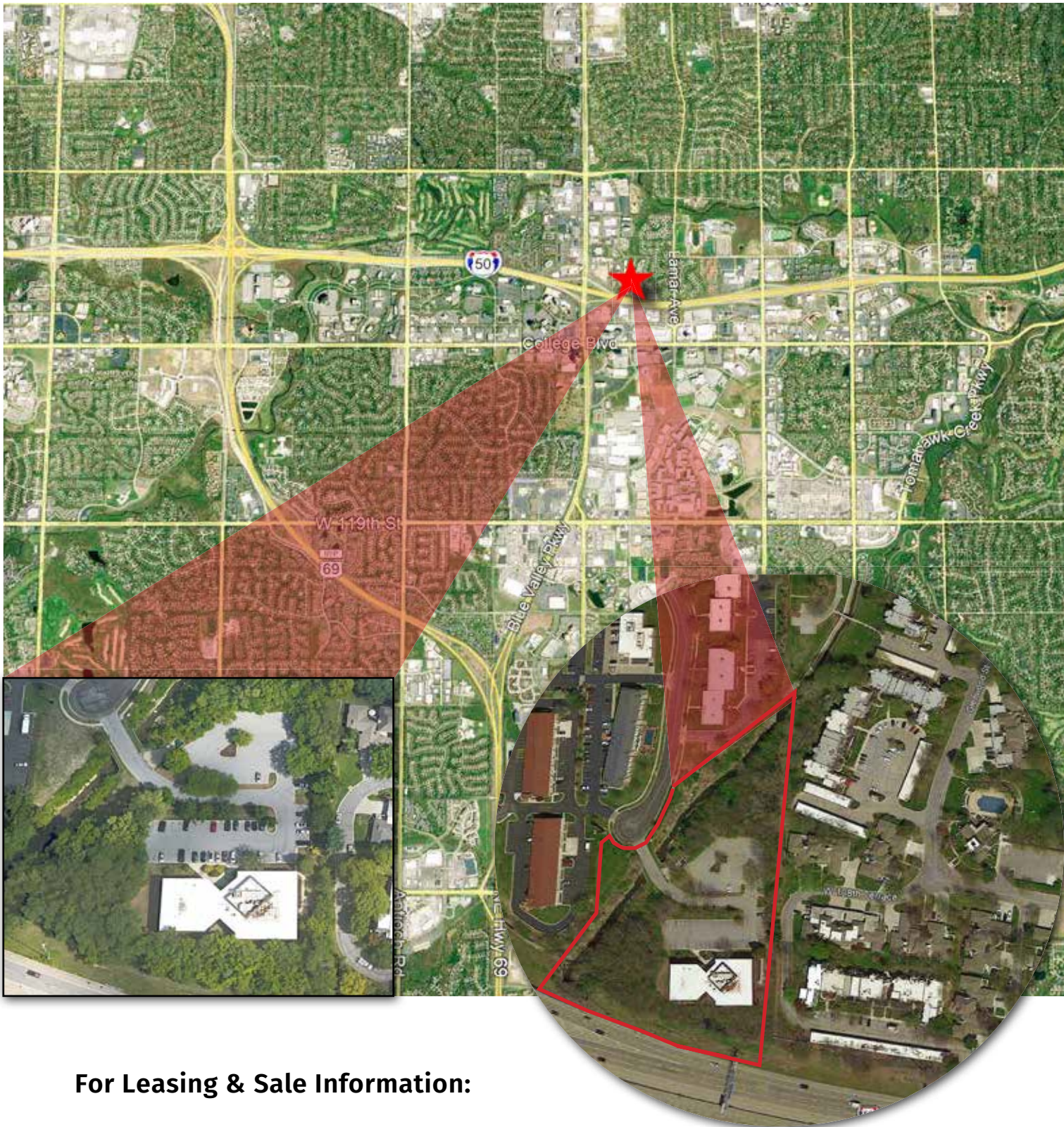
1ST FLOOR PLAN



2ND FLOOR PLAN

Area in blue estimated at 8,002 RSF
(Could be subdivided)





For Leasing & Sale Information:

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