

WINCHESTER CENTER

6601 WINCHESTER AVENUE | KANSAS CITY, MO 64133



TOM WARD

tward@kessingerhunter.com

cell: +1 913.706.7520

main: +1 816.842.2690

GREG SWETNAM

gswetnam@kessingerhunter.com

cell: +1 816.289.4873

main: +1 816.842.2690



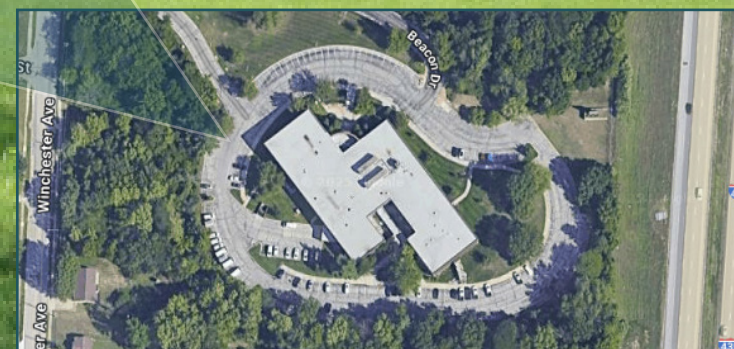
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commercial real estate

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Revised 3/18/25.

PROPERTY HIGHLIGHTS

- 507-7,594± RSF for lease
- Shared/common conferencing facility with seating up to 50
- Various suite sizes and configuration with ability to demise
- Recent common area improvements
- Green space areas
- Park at your door
- On-site ownership
- Easy access to I-435

Lease Rate: \$20.50 PRSF



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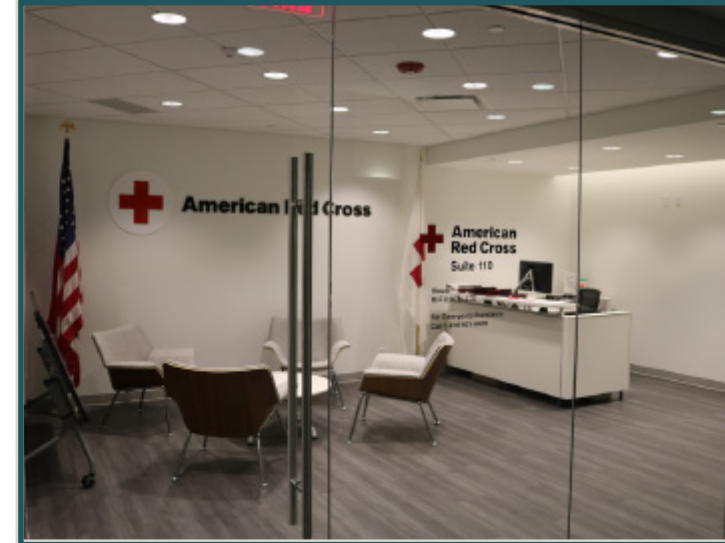
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COURTYARD AREA

24-HOUR ACCESS



HIGH-TECH FACILITY



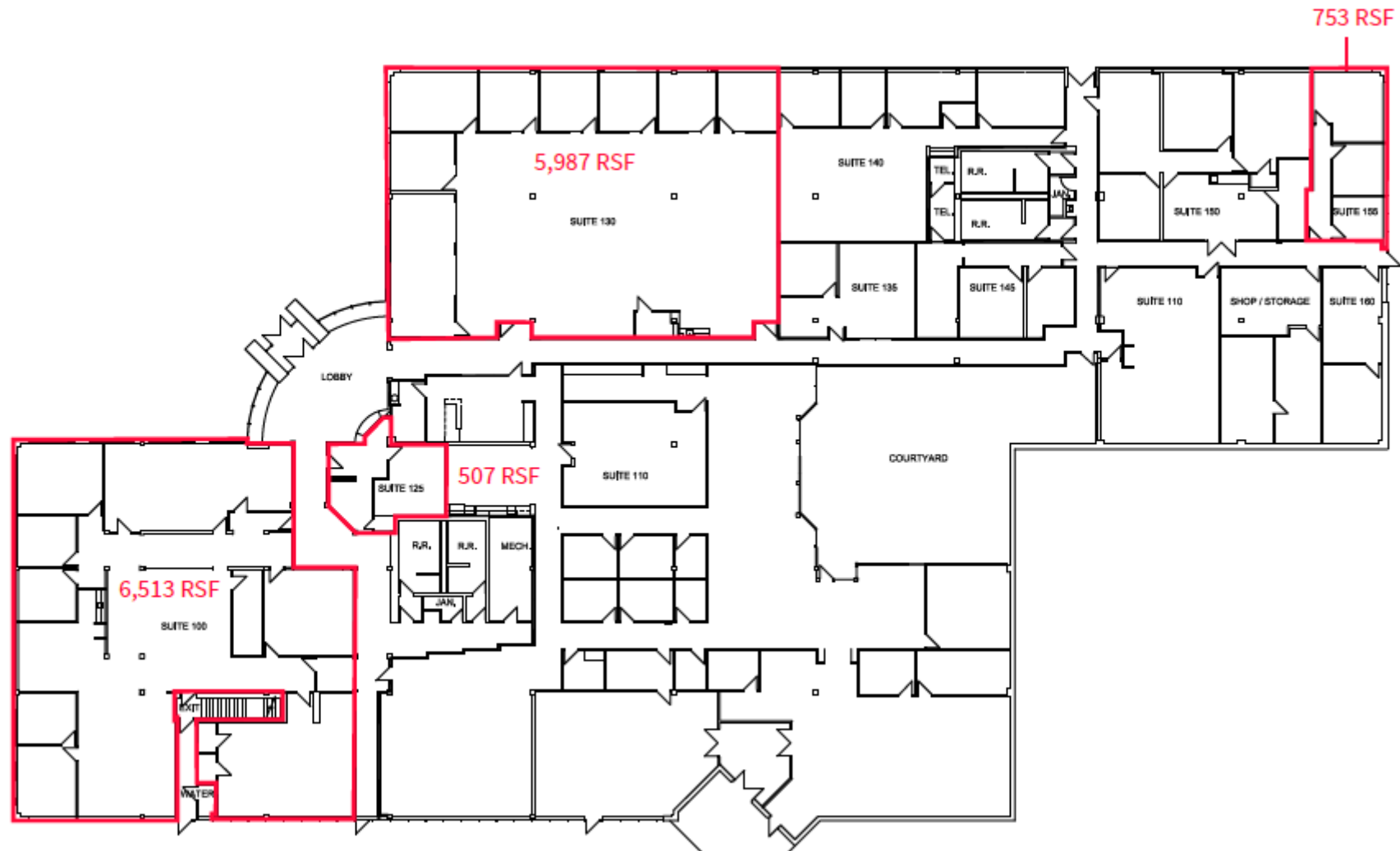
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1st Floor Plan



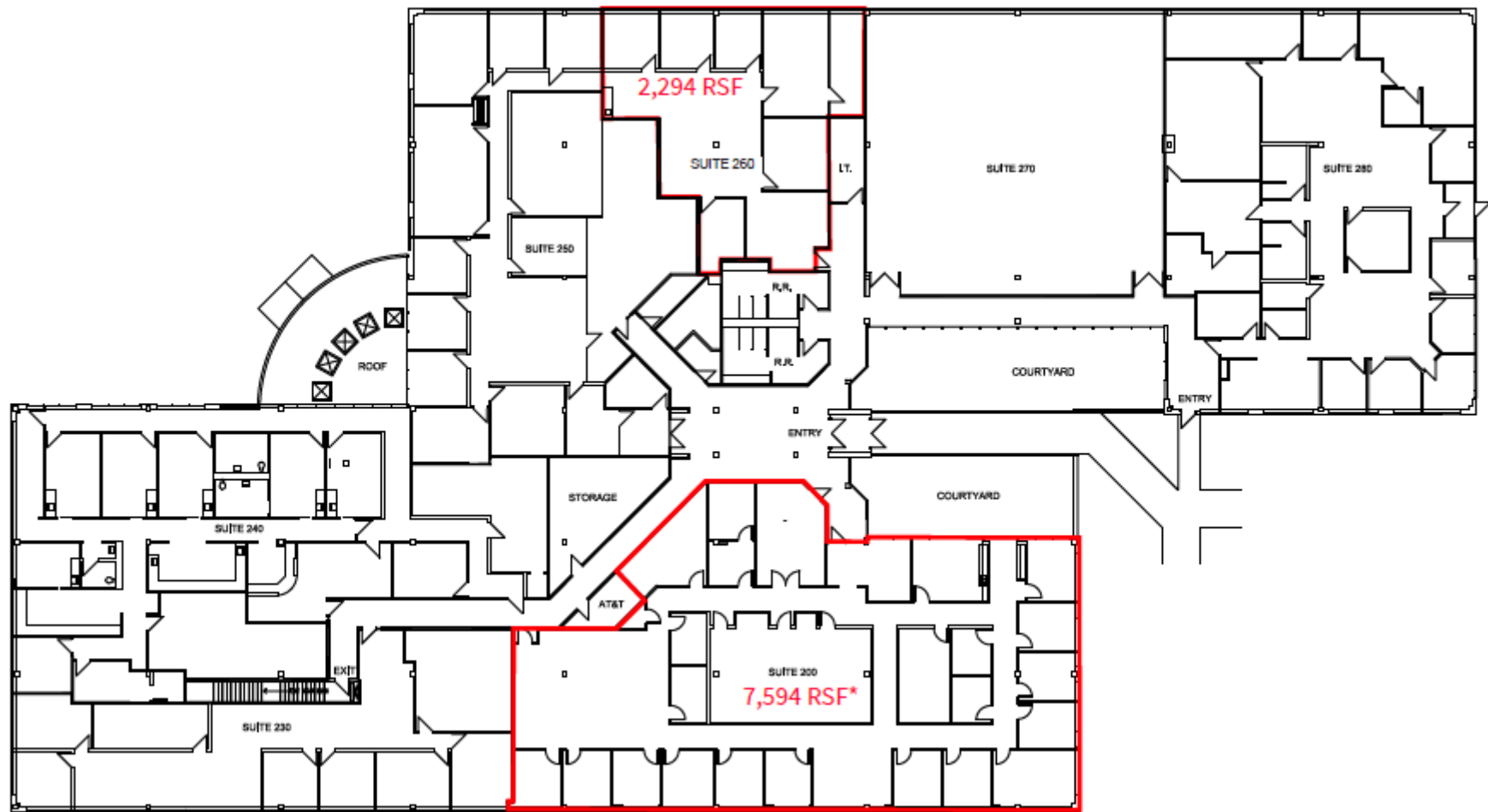
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2nd Floor Plan



*Suite 200 could potentially be divided, subject to layout

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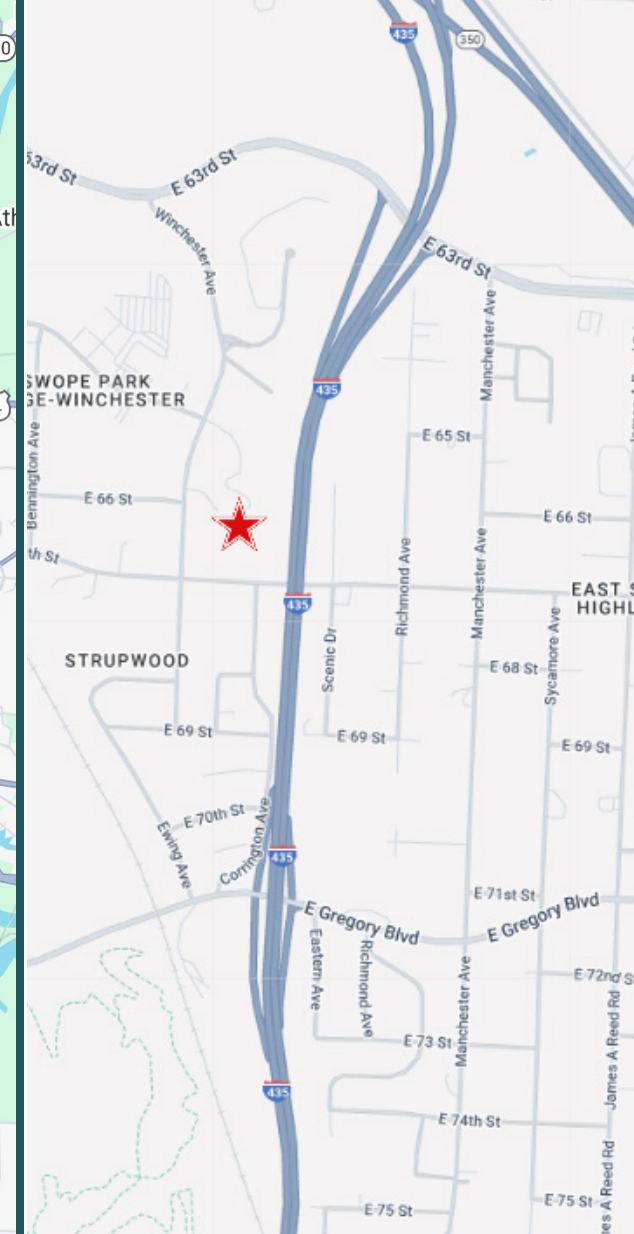
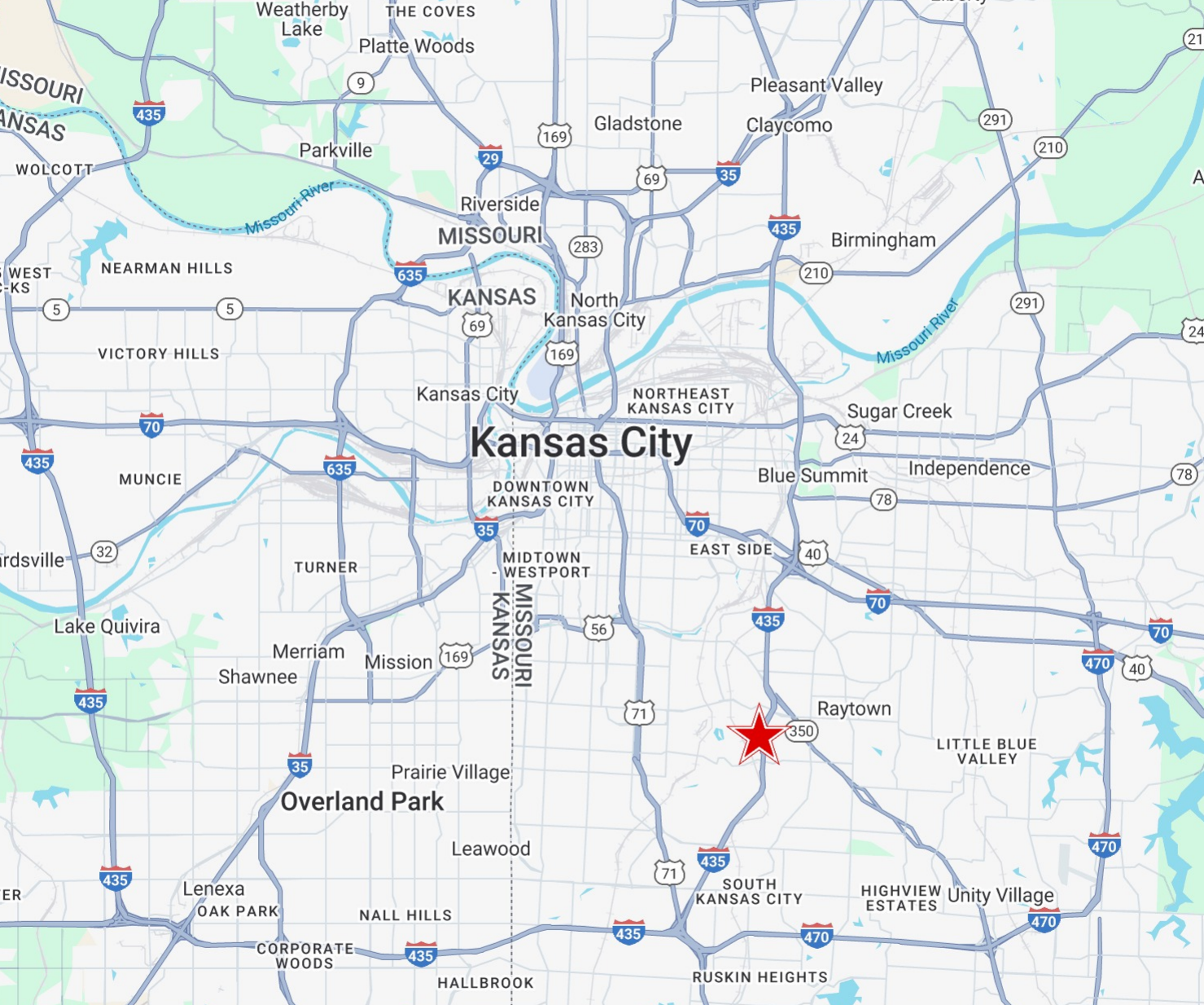
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