

14021 W. 101ST STREET

📍 LENEXA, KANSAS 66215

est. 1879

KH

KESSINGER HUNTER
commercial real estate



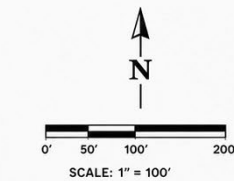
2,361 ± SF OF SERVICE BUILDING ON 1.26 ± ACRES

PROPERTY FEATURES

- Great access to I-435 and I-35
- Fenced Secured Yard
- Additional 654 SF storage building on site
- 400-amp 80v 3-phase electrical service

SPACE FEATURES

TOTAL SF	2,361± SF on 1.26± Acres
ASKING PRICE	\$750,000
TAXES	\$17,267 (2025)



EXISTING CONDITIONS

TOTAL LOT AREA	=	54,666 S.F.
EXISTING IMPERVIOUS SURFACE (BUILDING/ASPHALT/CONCRETE)	=	20,336 S.F.
EXISTING IMPERVIOUS COVERAGE	=	37.20%
EXISTING OPEN SPACE COVERAGE	=	62.80%

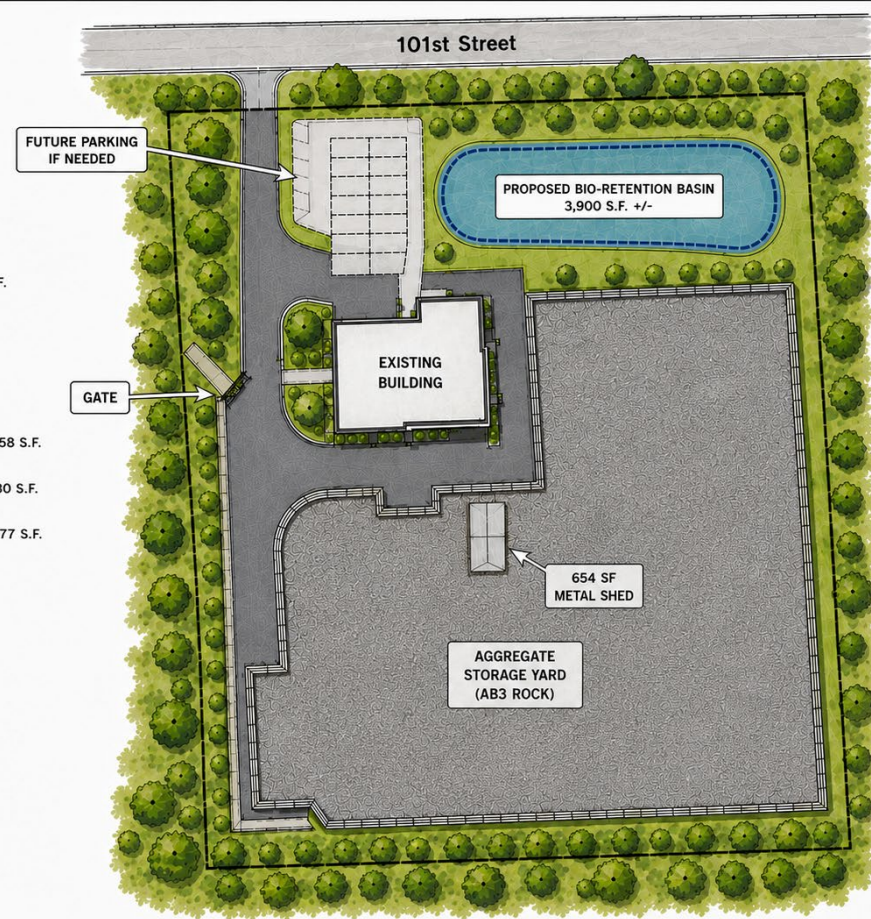
PROPOSED CONDITIONS

PROPOSED IMPERVIOUS SURFACE (BUILDING/ASPHALT/CONCRETE)	=	10,058 S.F.
PROPOSED IMPERVIOUS SURFACE (FUTURE PARKING/SIDEWALK)	=	1,330 S.F.
PROPOSED IMPERVIOUS SURFACE (AGGREGATE STORAGE YARD)	=	23,277 S.F.
PROPOSED IMPERVIOUS COVERAGE (WITHOUT FUTURE PARKING)	=	60.98%
PROPOSED IMPERVIOUS COVERAGE (WITH FUTURE PARKING)	=	63.41%
PROPOSED OPEN SPACE COVERAGE (WITHOUT FUTURE PARKING)	=	39.02%
PROPOSED OPEN SPACE COVERAGE (WITH FUTURE PARKING)	=	36.59%

 PROPOSED BIO-RETENTION BASIN
3,900 S.F. +/-

 FUTURE PARKING IF NEEDED

 ADDITIONAL PARKING IS AVAILABLE
IN STORAGE YARD.



For more information, please contact:

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