

# 2115 E Kansas City Road

Olathe, KS

**240,000+ SQ FT AVAILABLE**



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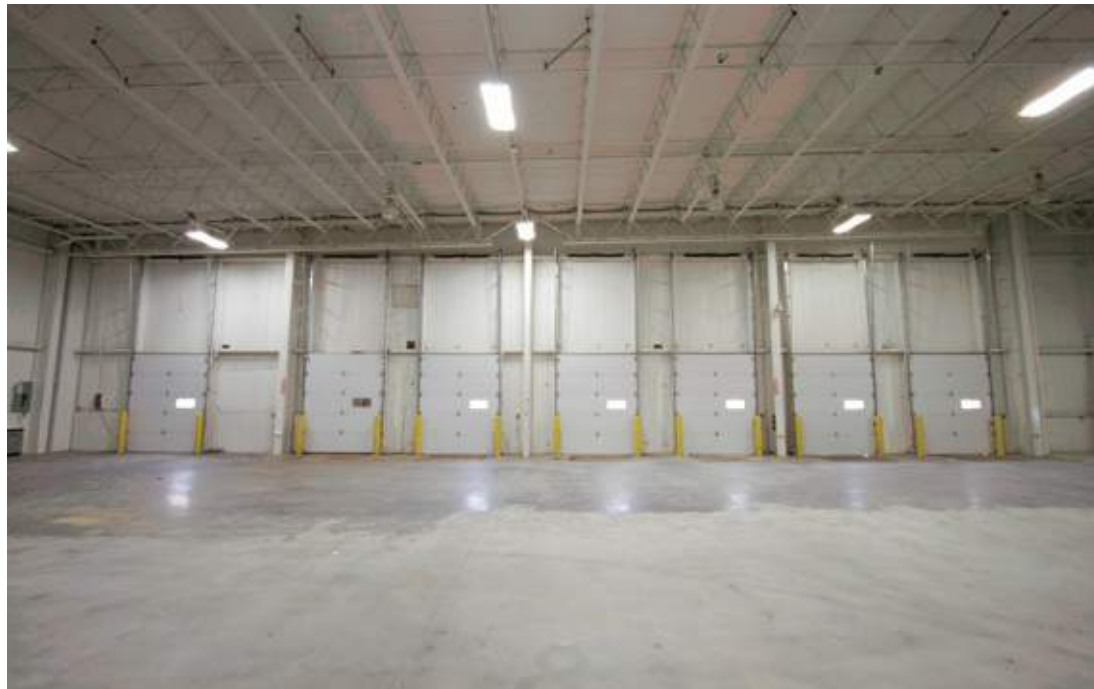
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## SITE LOCATION

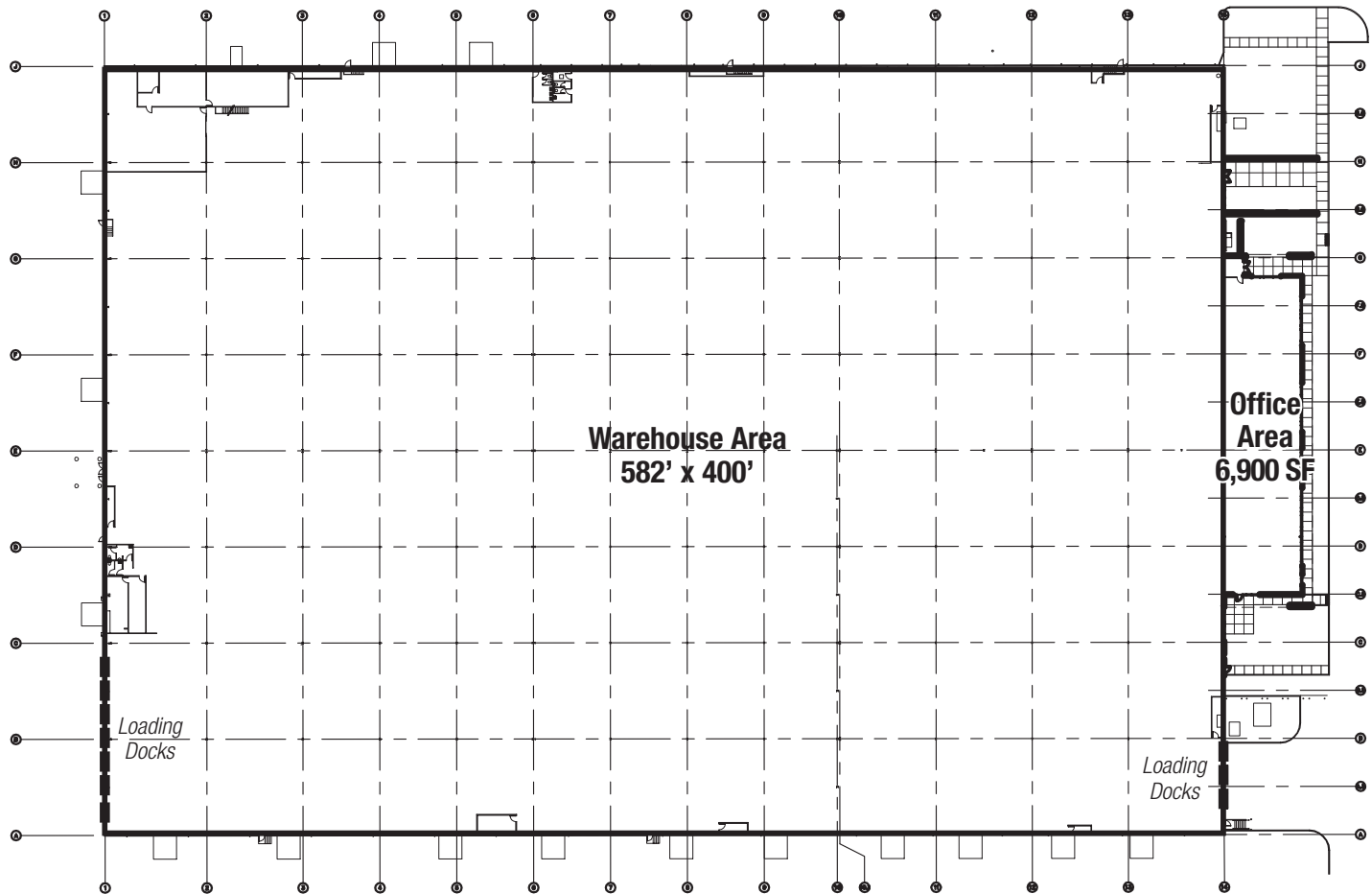


## PROPERTY HIGHLIGHTS

- 6,900+/- square foot office area
- Production/manufacturing/distribution with A/C in place
- 10 dock high loading doors and 1 drive-in door
- 24' max clear height
- New TPO roof on front portion of building
- Substantial TI allowance
- Lease rate - \$2.95-\$3.95
- Taxes \$.55
- Central Johnson County location
- Heavy electrical power
- Immediate access to and from I-35 at expanded 119th Street exchange



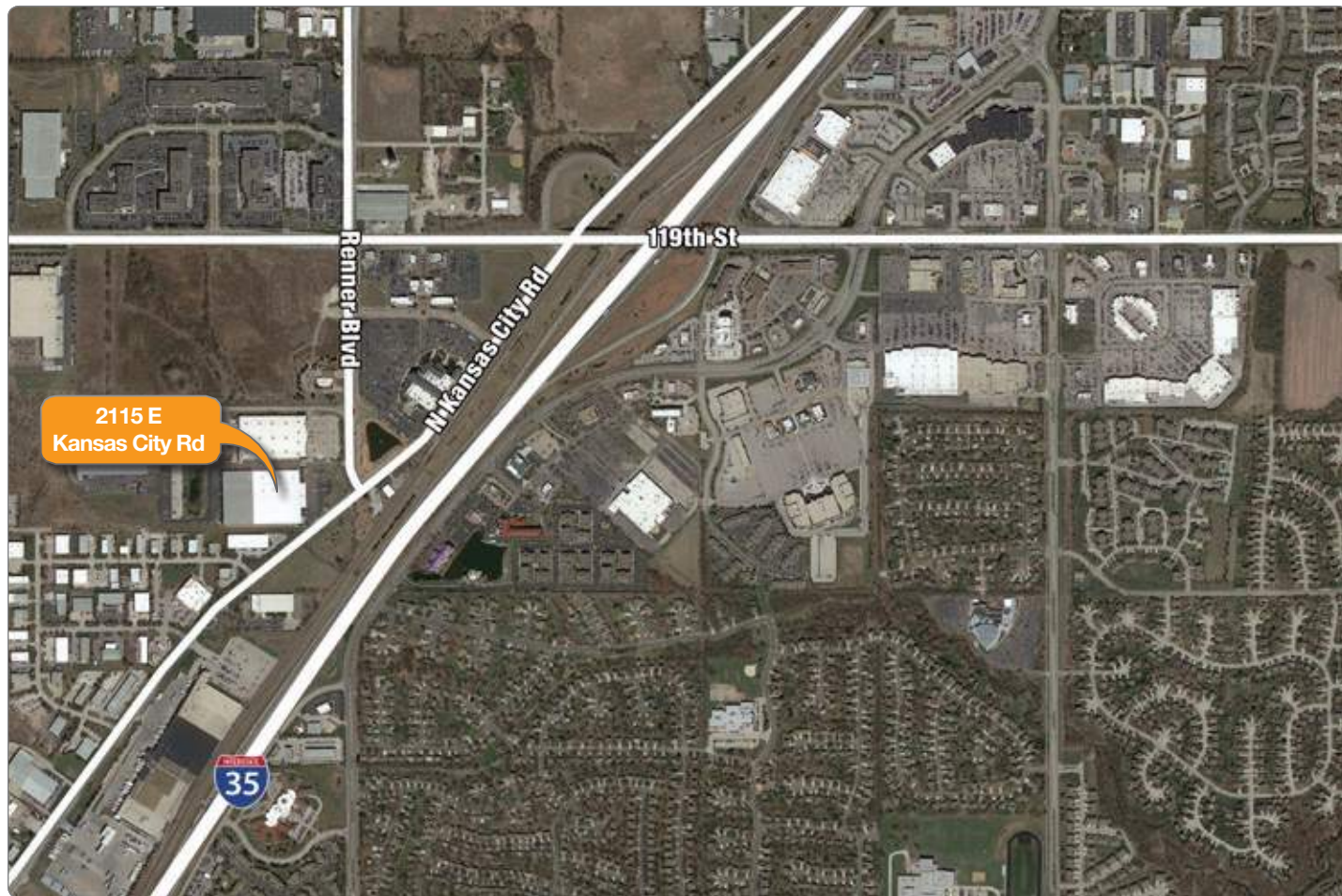
## BUILDING SITE PLAN



## RENOVATED FRONT ELEVATIONS







## NORTHPOINT DEVELOPMENT SERVICES

- Build-to-Suit
- Build-to-Lease
- Construction Management
- Permitting & Entitlements
- Economic Development Incentives
- Consultation Services

