1803
SW JEFFERSON STREET
LEE'S SUMMIT, MO



FOR LEASE: ±24,000 SF WAREHOUSE WITH OUTDOOR STORAGE

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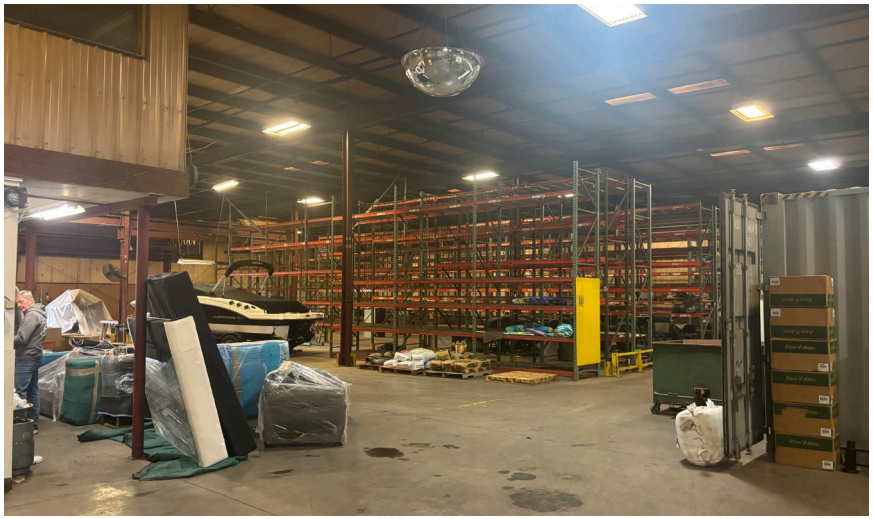
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CUSHMAN & WAKEFIELD

PROPERTY OVERVIEW

PROPERTY HIGHLIGHTS

- ±24,000 SF across (2) buildings
  - » North: ±20,000 SF with 750 SF Office
  - » South: ±4,000 SF with 1,500 SF Office
- Loading: 3 Drive-In Doors
  - » North: (2) Drive-In Doors – (1) 15’ x 15’ & (1) 8’ x 10′
  - » South: (1) Drive-In Door – 8’ x 10′
- Clear Height:
  - » North Building: 19’
  - » South Building: 11′
- Existing 2-ton crane
- Wet Sprinkler System
- Heavy Power: 600+ amps, 240V, 3-phase
- Existing racking can stay in place
- Potential to add outdoor storage and/or additional parking
- Excellent access to Route 291 & 50 Highway
- Asking Rate: $8.00 PSF NNN





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LOCATION AERIAL



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PHOTOS













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