

For Lease | 1161 S. 12th St. Kansas City, KS 66105
Fenced & Graveled Outside Storage | 2 - 8 Acres Available



-For Lease: \$2,200 Per Acre, Per Month + (NNN)

-Strategic IOS Sites with Easy Access to US-69, US-169, I-70, I-635 & I-35

-Heavy M-3 Zoning Allows Industrial Outdoor Storage

-Gated & Secure Lot w/ Single Access Point

-Compact Crushed Gravel Surface

-Net Expenses Estimated at \$700 Per Acre, Per Month

-CAM: Self-Performed

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Real Estate Services

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Divisibility: 2 - 8 Acres
\$2,200 / Acre / Month + (NNN)
-Net Expenses Est. ~ \$700 Per Acre, Per Month

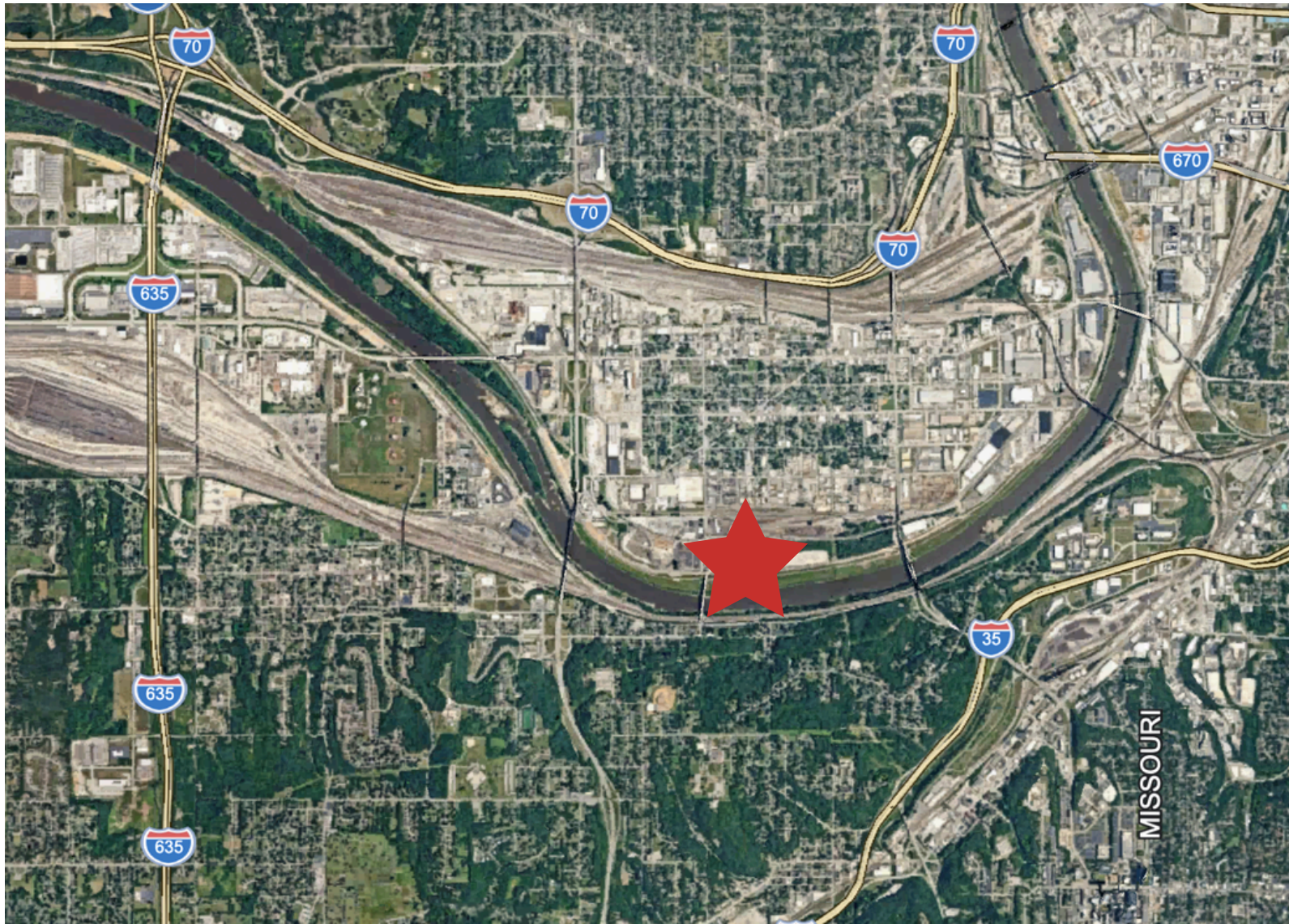


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**Excellent Riverfront Location on the
 West Side of the KC Metro - Easy
 Highway Access to 4 Major
 Interstates**

I-70	2.0 Miles
I-35	2.2 Miles
I-635	5.0 Miles
I-670	3.0 Miles

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