

OFFICE SPACE FOR LEASE:

PEAK
Real Estate Partners

10281 W 87TH STREET

OVERLAND PARK, KS 66212



PROPERTY HIGHLIGHTS:

- **4,016 SF office building**
- Located on the hard corner of 87th Street & Switzer
- Monument signage available with exceptional visibility
- Excellent highway access to I-35 & 69 highway via 87th Street
- Well maintained building and move-in ready suites ranging from 250 SF to 2,008 full floor
- Rates ranging from \$675 - \$2,095 per month
- Full-service lease rate net of janitorial and internet
- Owner will provide internet for \$50 per month
- Free ample surface parking at 4/1,000 parking
- Locally owned and managed

PEAK
Real Estate Partners

GROVER ROSS SIMPSON
PARTNER

 (913) 221-3590

 GRSIMPSON@PEAKREP.COM

HANK SIMPSON
PARTNER

 (913) 400-1252

 HSIMPSON@PEAKREP.COM



8700 STATE LINE ROAD, SUITE 300
LEAWOOD, KS 66206



(913) 214-6445



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PROPERTY AERIAL

10281 W 87TH ST | OVERLAND PARK, KS 66212

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POPULATION	
1-MILE	12,074
3-MILE	108,536
5-MILE	247,882



DAYTIME POPULATION	
1-MILE	13,060
3-MILE	107,925
5-MILE	281,521



AVERAGE HOUSEHOLD INCOME	
1-MILE	\$101,788
3-MILE	\$111,368
5-MILE	\$131,646



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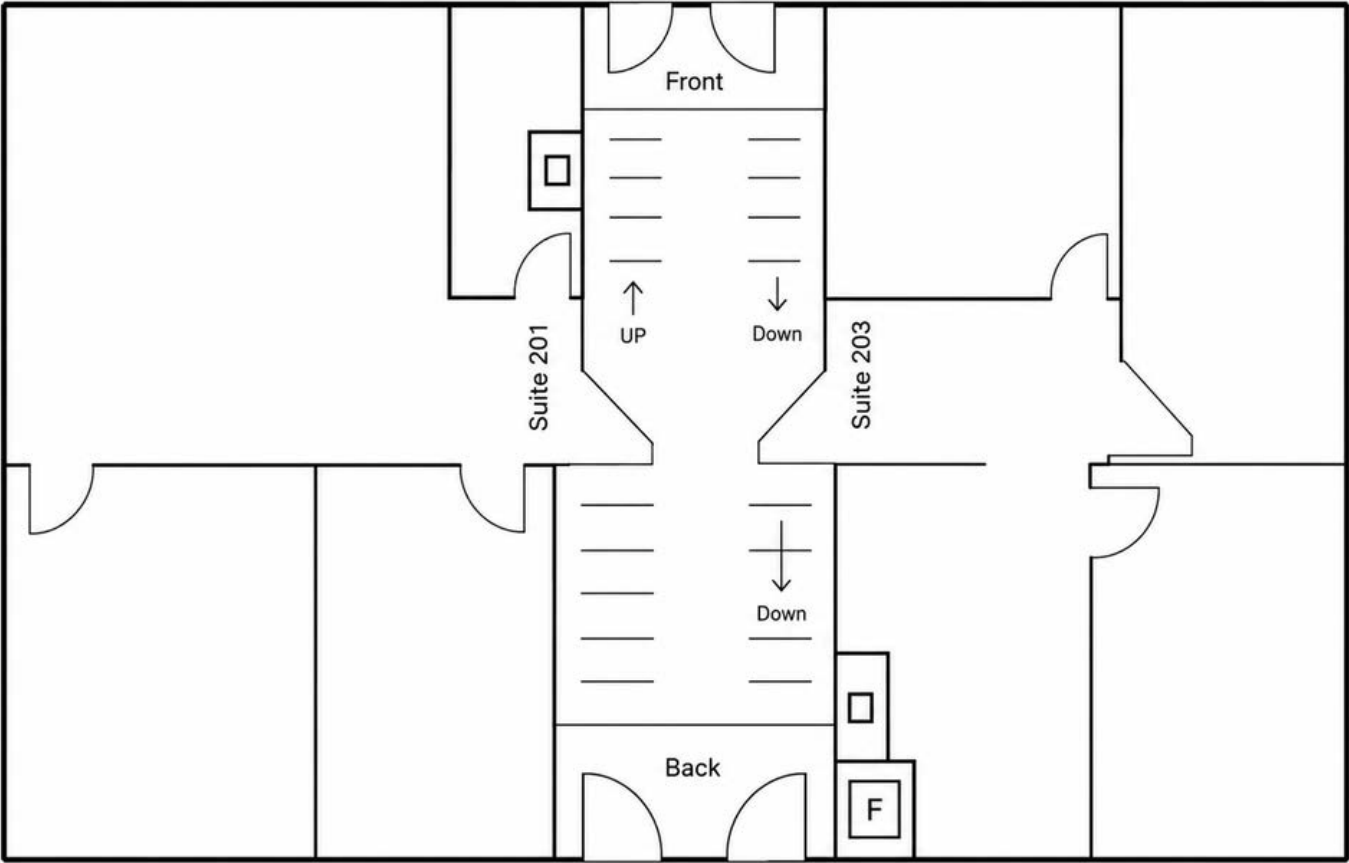
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FLOOR PLAN

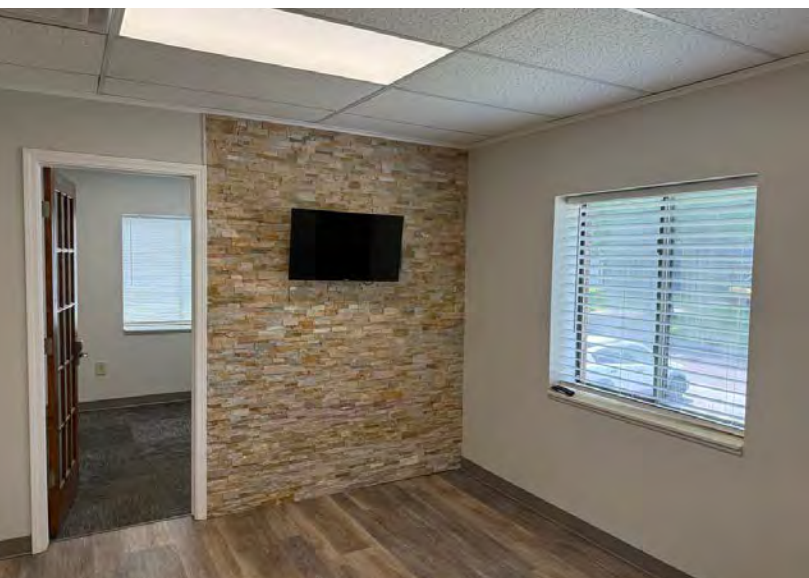
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PROPERTY PHOTOS

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