



NORTHEAST OFFICE WAREHOUSE





FOR SUBLEASE 5220 N. WEBB RD., BEL AIRE, KS 67226

BUILDING SIZE	25,603 SF
AVAILABLE SF	7,500 SF
LEASE RATE	Contact Broker
POWER	208V / 225 Amps / 3-Phase
YEAR BUILT	2021
PARKING	Ample doorside
ZONING	M-1


PROPERTY HIGHLIGHTS

- Two (2) drive-in 10'x12' automatic overhead doors.
- 21' ceiling height.
- Fully sprinkled.
- 27' x 24' office.
- Forced air heat in warehouse.
- 46" door from office to shop.
- Shared exterior pit dock.
- Current lease ends March 31, 2027.

HIGHWAY ACCESS

 1.2 miles	 8.0 miles
 3.0 miles	 8.1 miles

TRAFFIC COUNTS

 53RD & WEBB RD.	4,759 VPD
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ADDITIONAL PHOTOS



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WEIGAND
COMMERCIAL

AERIAL VIEW



All information furnished regarding property for sale, lease, exchange or financing is from sources deemed reliable but no guarantee is made or responsibility assumed as to its accuracy or completeness and you are advised to make your own analysis and verification. Agent hereby notifies prospective buyer/lessee that (a) Agent will be acting as a designated agent of seller/lessor with the duty to represent seller/lessor's interest; and (b) Information given to Agent will be disclosed to seller/lessor.



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