

FOR SALE OR LEASE

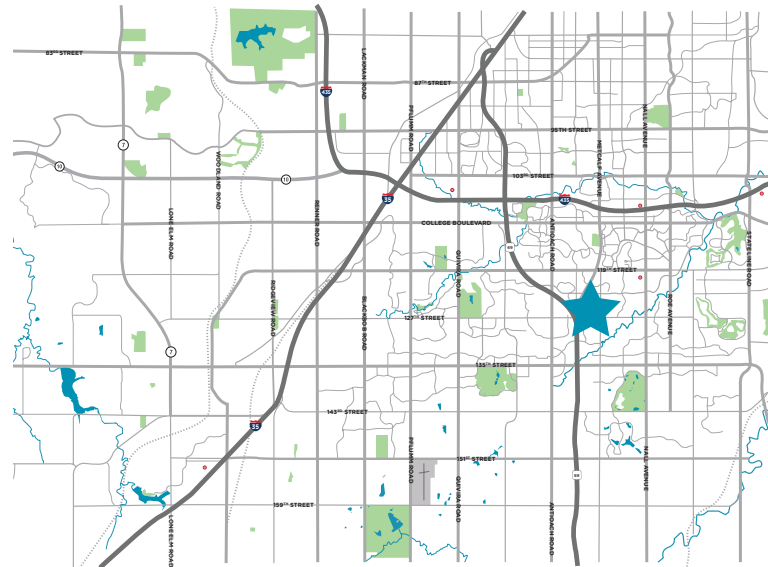
7400 W 129th Street
Overland Park, KS



This well-maintained 38,866 SF Class A office building offers a rare chance to own or lease premium space with existing quality tenants generating steady income.

Property Highlights

- Prime Owner/User Opportunity
- Total Building Size: 38,866 SF
- Available Space: Up to 16,456 SF
 - *Can combine suites
 - Suite 100: 3,089 SF
 - Suite 102: 3,587 SF
 - Suite 103: 6,853 SF
 - Suite 104: 2,927 SF
- Lease Rate: \$25.00/SF Full Service
- Sale Price: \$5,750,000 (\$145.74/SF)
- Convenient access from US-69 and 135th Street
- Close to shopping, dining, and essential services



Contact

MARTY GILCHRIST, CCIM
Senior Associate
+1 816 216 5655
marty.gilchrist@cushwake.com

GIBSON KERR, CCIM
Managing Director
+1 816 412 0212
gib.kerr@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 913 273 1398
cushmanwakefield.com

**TOTAL AREA AVAILABLE:
16,456 RSF**



Can Combine:

- Suite 100 & 103 & 104: 12,868 RSF
- Suite 100 & 103: 9,942 RSF
- Suite 103 & 104: 9,780 RSF

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Lobby Access



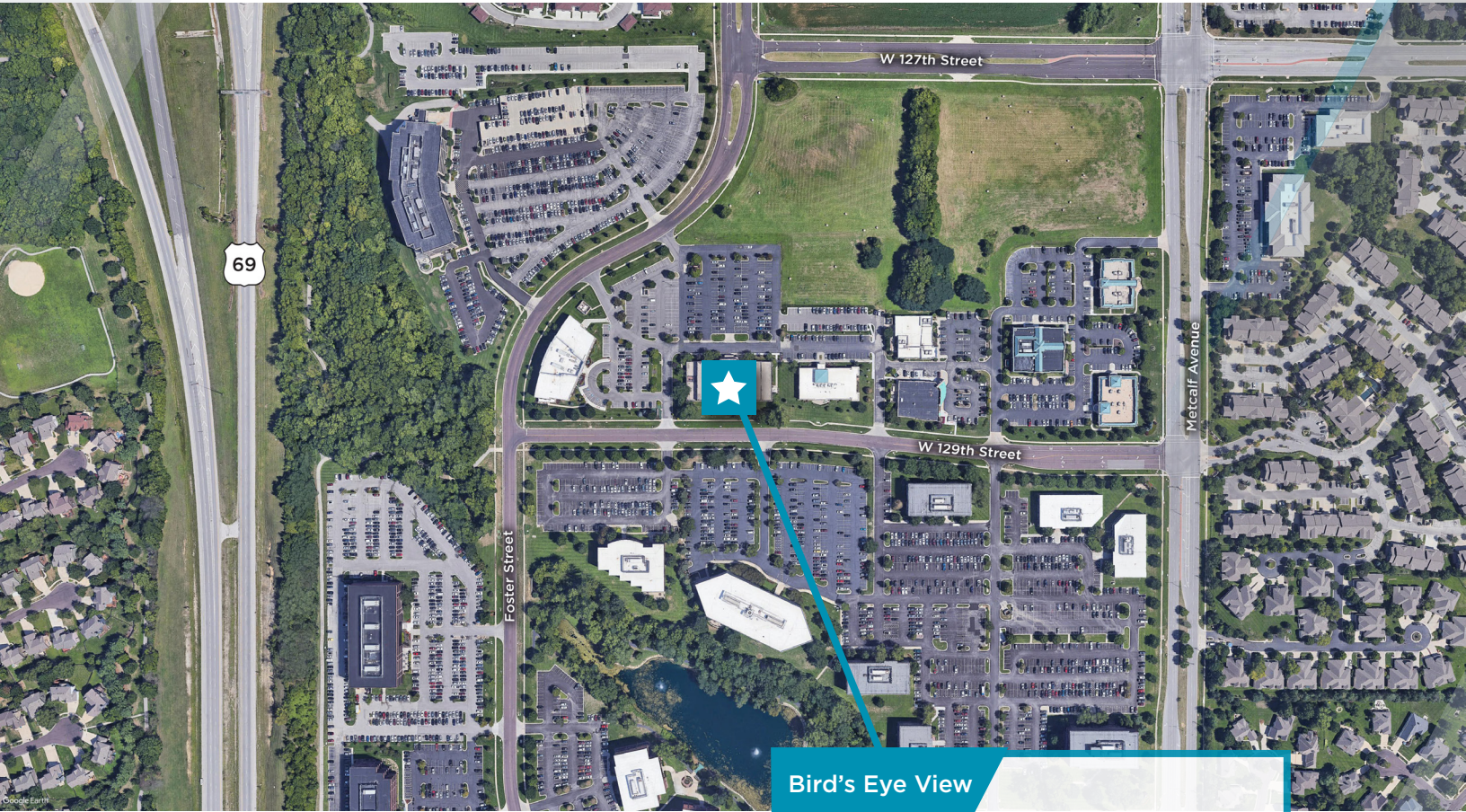
Break Room



First Floor







Bird's Eye View



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