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For Sale or Lease

# CROSSROADS REDEVELOPMENT OPPORTUNITY

Missouri  
Carriage Co.  
Building

1915 Broadway Blvd  
Kansas City, MO

## Contact

John M. Hofer, SIOR  
Senior Managing Director, Principal  
816-268-4248  
jhofer@nzimmer.com

**NEWMARK**  
ZIMMER



clockwork

# THE OPPORTUNITY

Available for the first time in decades, the Missouri Carriage Co. Building represents a rare, once-in-a-generation chance to acquire or lease an iconic piece of Kansas City's architectural heritage.

## Property Highlights

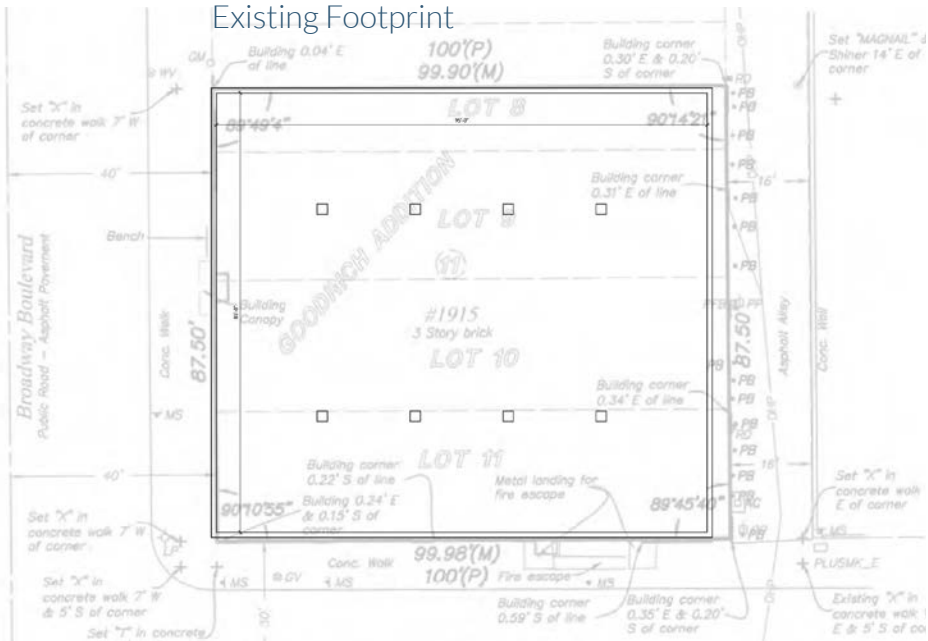
- 32,300 (±) SF
- Four floor building
- 8,075 (±) SF floor plates
- 360 degree views of skyline and Crossroads Arts District
- Ideal opportunity for rooftop use or amenity
- Bottom floor includes parking garage with 16 stalls
- Freight elevator in place and functioning
- M1-5 zoning
- Built in 1928
- Large windows throughout
- Minutes from I-35, I-70, I-670 and 71 Highway
- For sale or lease
- Contact broker for pricing

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

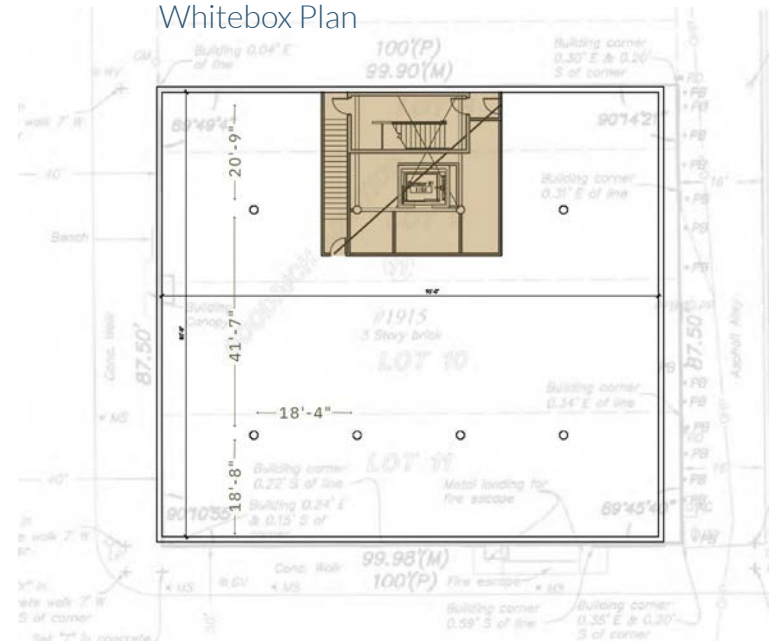


# BUILDING PLANS

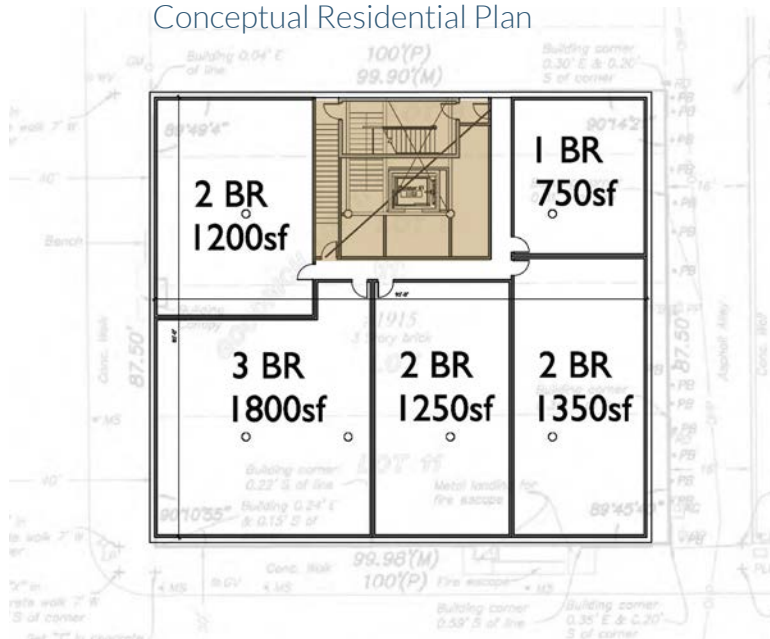
Existing Footprint



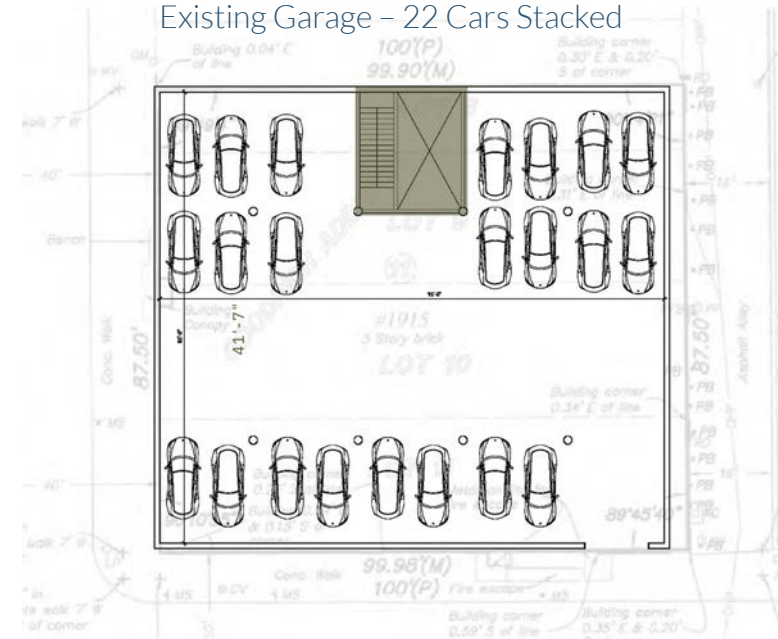
Whitebox Plan



Conceptual Residential Plan



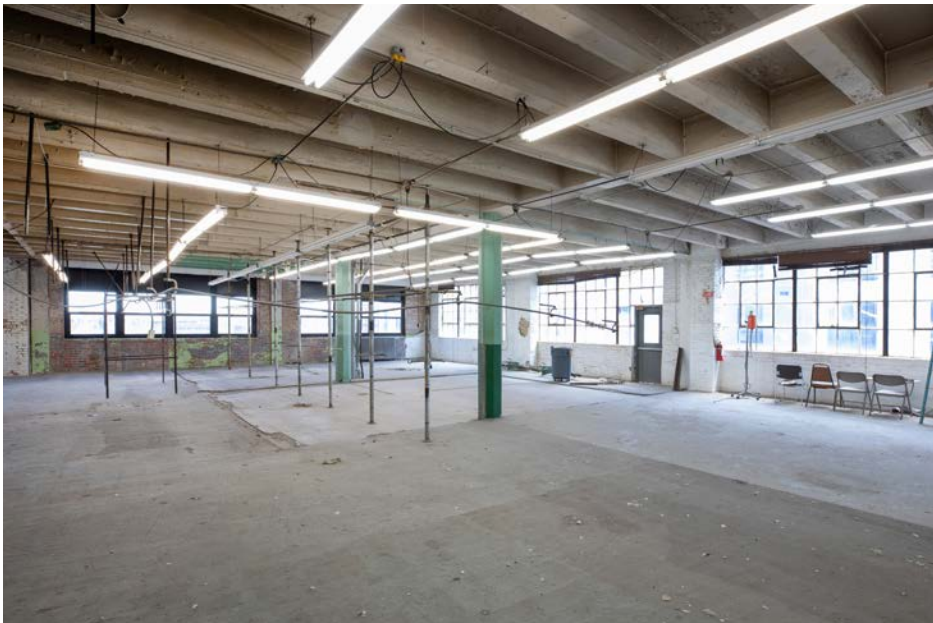
Existing Garage - 22 Cars Stacked



# EXTERIOR PHOTOS

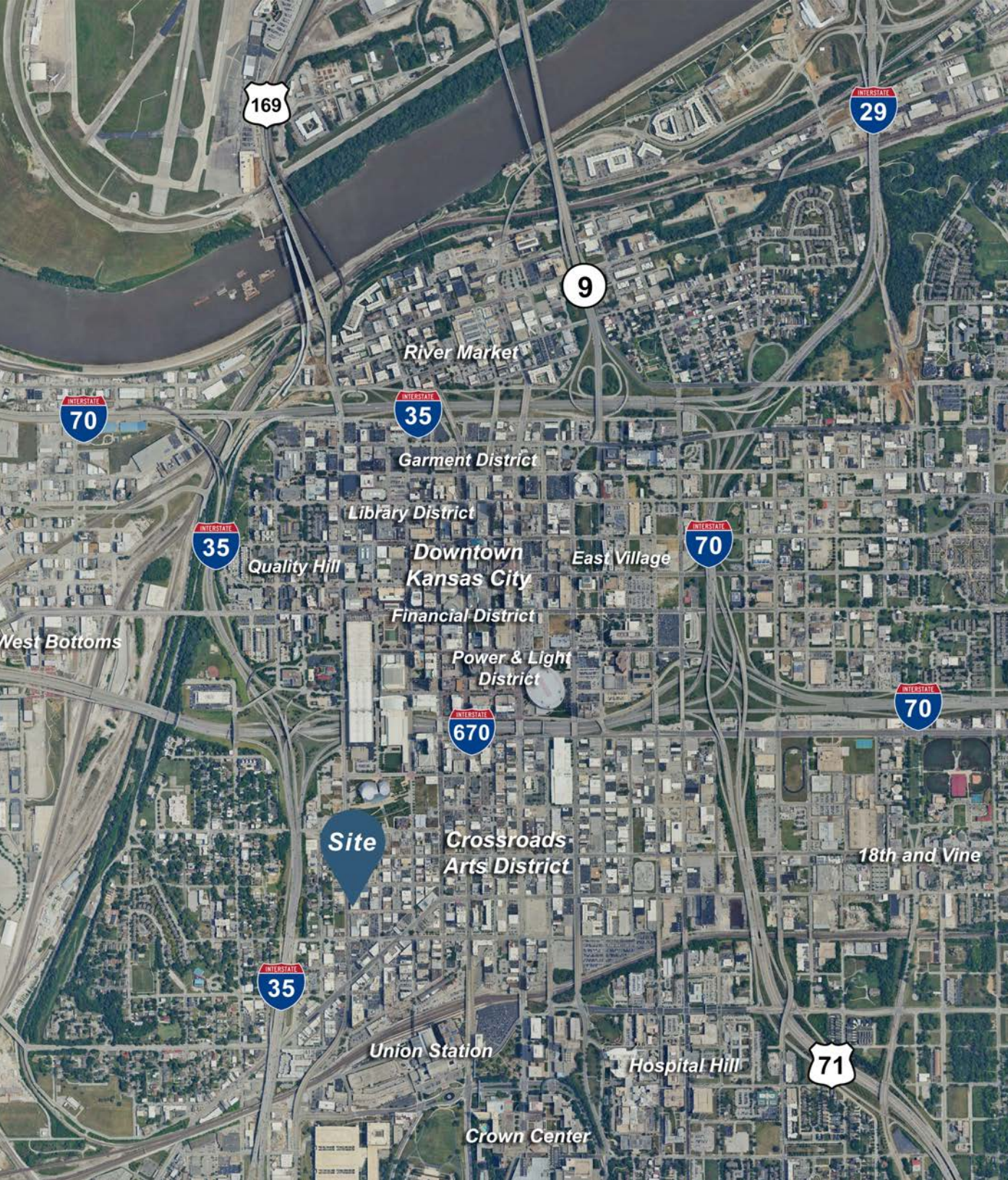


# INTERIOR PHOTOS / RENOVATION RENDERINGS



# ROOF TOP VIEWS





# LOCATION

## Crossroads District

The property is situated in the Crossroads Arts District, a vibrant and diverse community in downtown Kansas City. This lively neighborhood is home to more than 400 local artists and 100 independent studios. Here, you'll discover great late-night spots, exceptional restaurants ranging from classic BBQ to fine dining, and boutique shops that showcase Kansas City's unique local flair.

## Minutes From

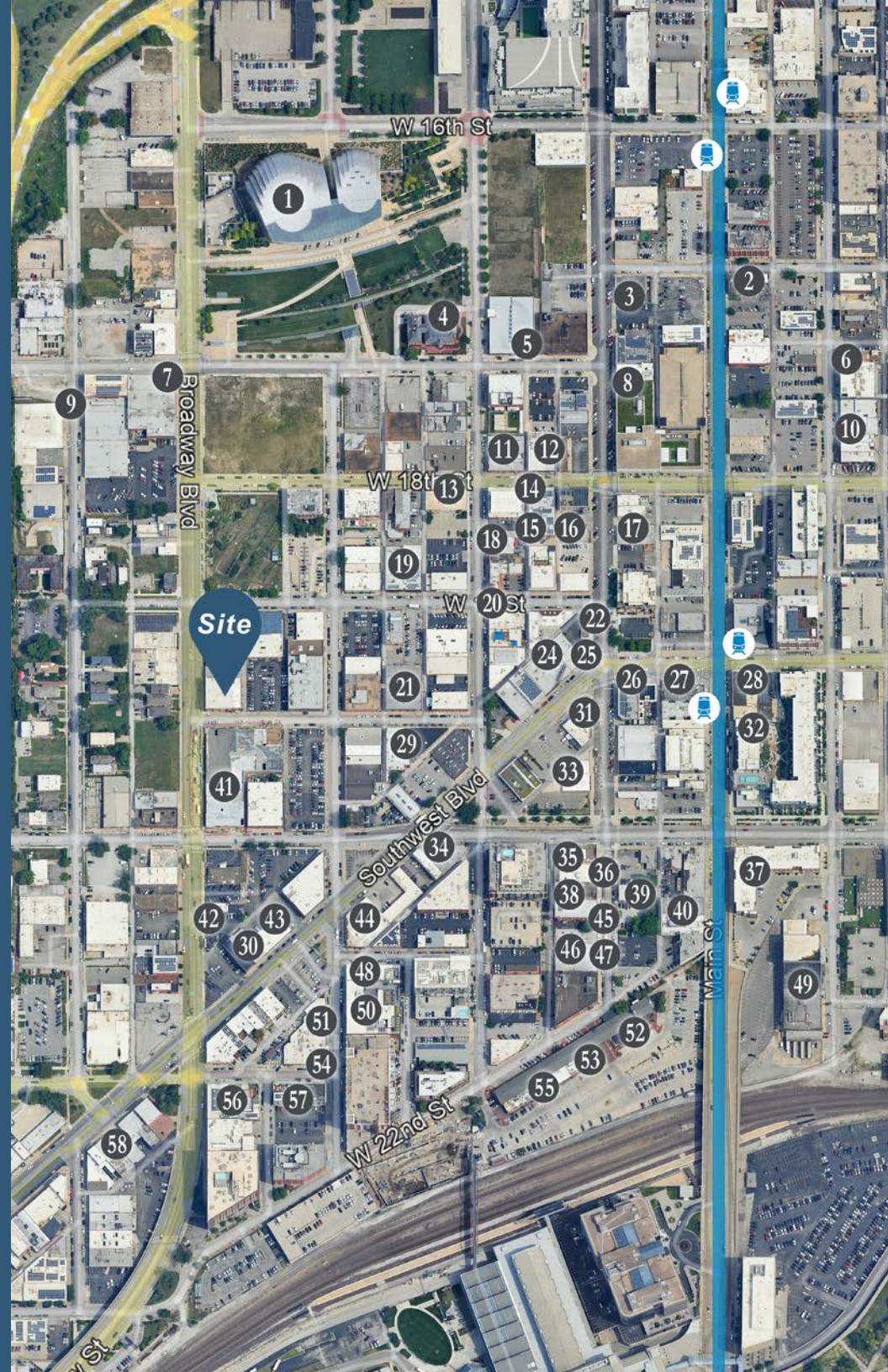
- 18th and Vine
- Crossroads Arts District
- Crown Center
- Downtown Kansas City
- East Village
- Financial District
- Garment District
- Hospital Hill
- Library District
- Power & Light District
- Quality Hill
- River Market
- Union Station
- West Bottoms

## Transportation

The property is located three blocks from the KC Streetcar. The Streetcar runs north to south across the city from the River Market to UMKC with stops through the heart of downtown, the Crossroads Arts District, midtown and the Country Club Plaza.

# AREA AMENITIES

1. Kauffman Center
2. Tom's Town Distilling
3. Cellar Rat Wine
4. Kansas City Symphony
5. Oak + Steel
6. Jones Gallery
7. KC Cork Dork Space
8. Union
9. Sequence Fitness
10. 1739 Gallery
11. No Vacancy
12. Outreach Event Space
13. Steven Dragan Studio
14. Bauer Event Space
15. Cheryl Acosta Jewelry
16. Bauer Creative
17. Raygun
18. Buffalo State Pizza Co.
19. Four Chapter Gallery
20. Mildred's Coffeehouse
21. Swordfish Tom's
22. Town Topic
23. The Maverick
24. Cafe Corazon
25. ArtsKC
26. Farina
27. Extra Virgin
28. Lumine Salon
29. Morning Rounds Bakery
30. BLVD Tavern
31. Up-Down KC
32. Affäre
33. Kon Tiki Room
34. Manny's
35. Foot Traffic
36. Sherry Leedy Art
37. Hilton Home2 Suites
38. Beggars Table Church
39. Cerbera Gallery
40. Vye Cocktail Lounge
41. Wonderland Apartments
42. Town Topic (Broadway)
43. PT's Coffee Roasting Co.
44. Artist + Craftsman Supply
45. Leedy-Voukos Art Center
46. Mid-America Arts Alliance
47. Studio Above
48. Lazia Restaurant
49. Belger Arts Center
50. Crossroads Hotel
51. Lulu's Thai Noodle Shop
52. Lidia's Kansas City
53. Grünauer
54. Society
55. Fiorella's Jack Stack BBQ
56. Sushi Kodawari
57. Rooftop Cinema Club
58. Rhythm & Booze Downtown



# DOWNTOWN DEVELOPMENT

## 1. Downtown Royals Ballpark District

Planned \$3 billion, 85-acre mixed-use redevelopment project in the Crown Center and Washington Square Park neighborhood of Kansas City, Missouri.

## 2. CPKC Stadium Expansion and Entertainment District

Proposed \$1.4 billion redevelopment project aims to expand the capacity of CPKC Stadium from its current 11,500 seats to 18,000 seats, add a parking garage, mixed-use development, and improve infrastructure.

## 3. Barney Allis Plaza Reconstruction

\$118 million urban renewal project in downtown Kansas City, Missouri. The layout transforms the hardscape into over two acres of parkland. It features an event plaza for the adjacent Convention Center, a sloping lawn, a dog park, and a 3,000-square-foot pavilion with a café.

## 4. Encore at 16th and Broadway

Planned \$430 million, 3-building mixed-use master development situated directly west of the Kauffman Center for the Performing Arts in Kansas City, Missouri. Spearheaded by EPC Real Estate Group, builder Dan Carr, and VeLa Development Partners.

## 5. 800 Grand Tower

Planned \$500 million development that includes a new 24–25 story residential tower with approximately 319 units, positioned above a structured parking base with active ground-floor uses. The project also incorporates the historic Scarritt Building, which will be redeveloped into a UMusic Hotel with approximately 150–160 keys.

## 6. Roy Blunt Luminary Park

Planned \$315 million, 5.5-to-6-acre sustainable urban deck park in downtown Kansas City, Missouri. Led by a partnership between the City of Kansas City, the Downtown Council, and Port KC, the massive infrastructure project will construct an engineered concrete lid directly over a sunken four-block stretch of Interstate 670.

