

# KARBANK

REAL ESTATE COMPANY

INDUSTRIAL | OFFICE | COMMERCIAL  
BROKERAGE & DEVELOPMENT  
ESTABLISHED 1950

16,050 SF  
FOR SUBLEASE



## 1901 BEDFORD NORTH KANSAS CITY, MISSOURI OFFICE AND WAREHOUSE BUILDING

### FEATURES

- 3,084 SF office area
- 3 dock-high loading doors
- 1 ramped drive-in door
- 16' clear ceiling height
- No earnings tax
- Single tenant building
- Sublease Rate: \$5.95/SF NNN
- 2025 Nets
- Insurance: \$0.21/SF
- Taxes: \$1.22/SF
- CAM: Self-performed by tenant
- Available immediately -  
sublease expires 2/28/2030

For more information  
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