

# For sublease

Riverside Horizons Building 5  
4400 NW 41st Street, Riverside, MO

± 40,839 SF Available



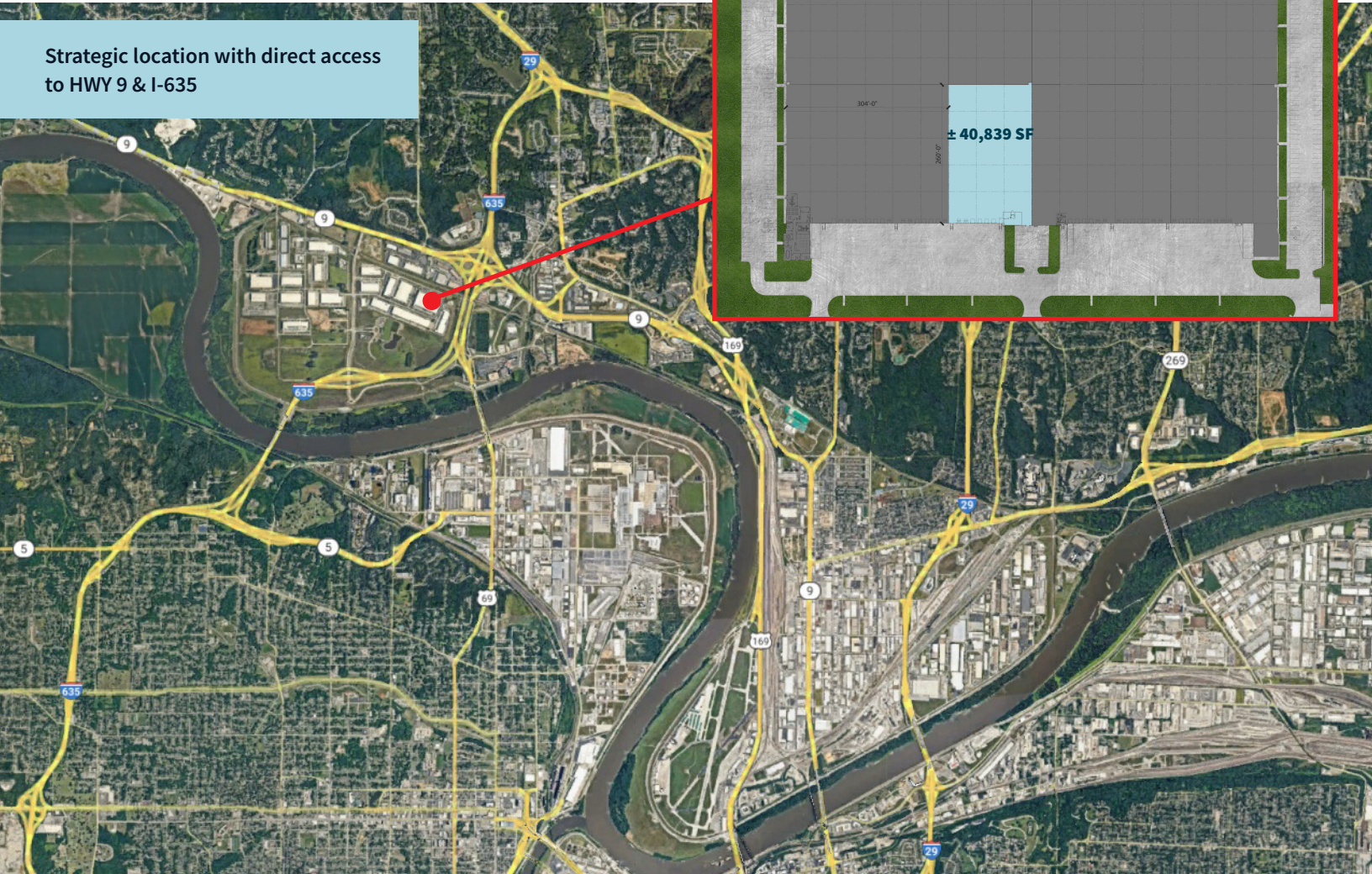
Kevin Wilkerson, SIOR  
+1 913 469 4601  
[kevin.wilkerson@jll.com](mailto:kevin.wilkerson@jll.com)

Phil Algrim, SIOR  
+1 913 469 4605  
[phil.algrim@jll.com](mailto:phil.algrim@jll.com)

Nick Tinnel  
+1 913 469 4623  
[nick.tinnel@jll.com](mailto:nick.tinnel@jll.com)

# Site plan

Strategic location with direct access to HWY 9 & I-635



<b>Building Size</b>	± 492,728 SF
<b>Available SF</b>	± 40,839 SF
<b>Office Size</b>	± 880 SF
<b>Available Dimensions</b>	156' x 260'
<b>Year Built</b>	2015
<b>Clear Height</b>	36'
<b>Dock Doors</b>	± 4 docks
<b>Truck Court</b>	135' All Concrete

<b>Column Spacing</b>	52' x 60' Speed Bays 52' x 50' Storage Bays
<b>Construction</b>	Tilt Up Concrete
<b>Configuration</b>	Front Load
<b>Floor</b>	7" Reinforced Concrete
<b>Sprinkler</b>	ESFR
<b>Lighting</b>	LED High Bay
<b>Sublease Term</b>	November 30, 2027