

For Sale 8325 - 8339 Nieman Rd Overland Park, KS 66214

Brookhollow Building 4 Multi-Tenant Flex Industrial

\$2,200,000 - 24,416 Total SF



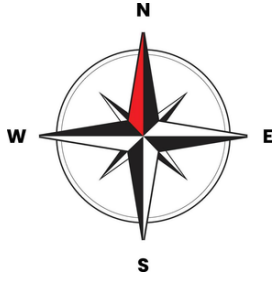
- **Owner User Opportunity up to 21,157 SF Available**
- **8 Dock Doors**
- **Right Off I-35 and 69 Highway**
- **Fenced and Gated Back Parking Lot With Truck Accessibility**
- **Currently Set up for 6 tenants ranging from 1,400- 8,326 SF Suites**
- **16' Ft Clear Height**
- **Roof is 20 Years Old**
- **2.12 Acre Parcel**

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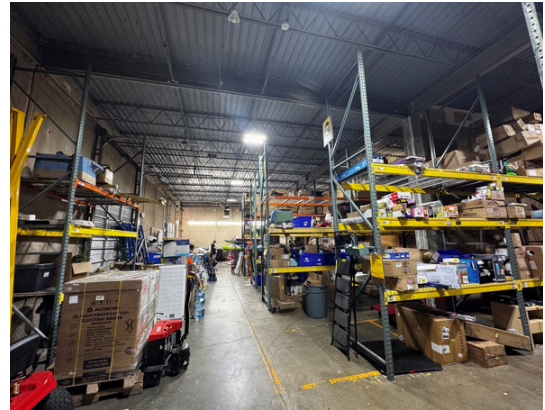
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Brookhollow Business Park Building 4 - Floorplans and Layout



	8325	3,052 SF
	Leased 8327 3 years	3,052 SF
	8329	3,052 SF
	8331 8333	6,105 SF
	8335 8337	8,326 SF
	Leased MtM 8339	622 SF

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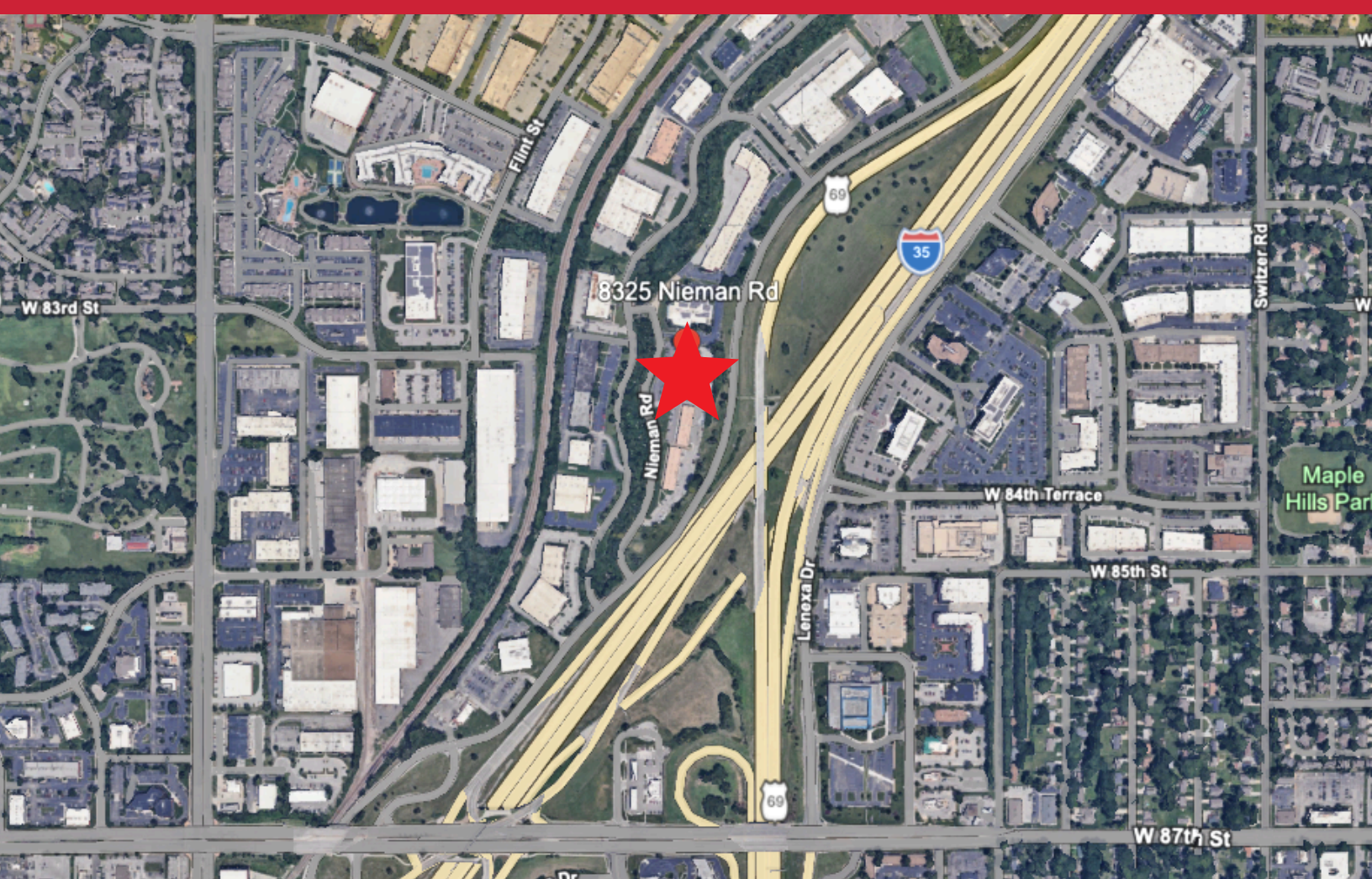
Brookhollow Business Park Building 4 - Pictures



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Excellent Location at I-35 & 69 Highway

69 Highway	1 Mile
I-35	1 Mile