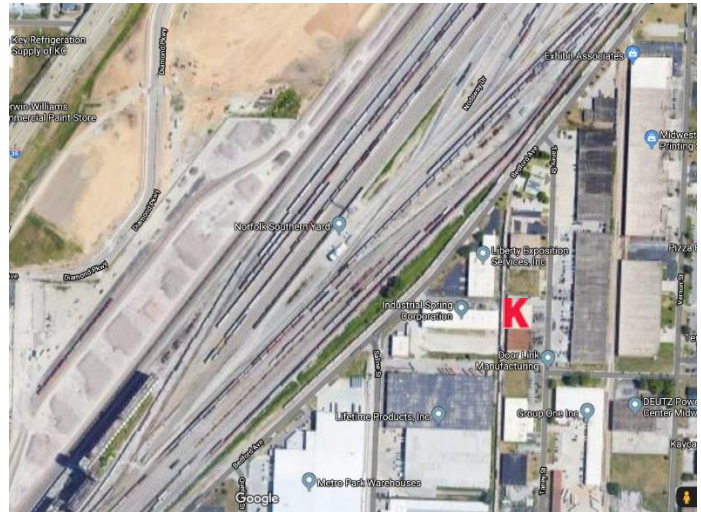


1520 Taney St North Kansas City, MO



3,750 SF Office/ Warehouse FOR LEASE

- 700 SF Office Area
- One Ramped Van-High Door
- L.E.D. Warehouse Lighting
- No KCMO Earnings Tax



PAUL FOGEL, SIOR pf@karbank.com

THE BARNEY BUILDING
2000 SHAWNEE MISSION PARKWAY
SUITE 400
MISSION WOODS, KANSAS 66205

INDUSTRIAL | OFFICE | COMMERCIAL
BROKERAGE & DEVELOPMENT
ESTABLISHED 1950

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816.221.4494 FAX
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REAL ESTATE COMPANY

1520 Taney St North Kansas City, MO

County:	Clay	Zip:	64116
Building Area:	3,750 SF	Land Area:	.3 Acres
Building Dimensions:	61' x 61'	Land Dimensions:	N/A
Office Area:	700 SF	Zoning:	M-1
Type Construction:	Masonry	Condition:	Good
Year Built:	1969	Floors:	One
Ceiling Height:	10'	Floor Type:	5" Concrete
Column Spacing:	30' x 30'	Roof Type:	EPDM
Parking:	10 Cars	Plans Available:	No
Truck Docks:	Zero	Drive-In Doors:	One
Dock Door Sizes:	N/A	Drive-In Door Sizes:	9' x 9'
Dock Levelers:	N/A	Rail Service:	N/A
Sprinkler Type:	Dry	Car Spots:	N/A
Lighting Type:	LED	Heat Type:	OH Gas
Electric Service:	200 Amp, 240 v, 3 Phase	Restrooms:	Two
Lease Price (SF/YR):	\$5.00 SF	Sale Price:	N/A
Lease Price (MO):	\$1,562.50/ Mo	Sale Terms:	N/A
Lease Type:	NNN	Exist. Financing:	N/A
Lease Term:	3-5 Years	R.E. Taxes:	.81
Date Available:	5/1/2020	Insurance:	.25

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