

RETAIL SPACE FOR SALE OR LEASE

11920 NW Ambassador Drive
Kansas City, Missouri

3,500 SF Available

Property Highlights

- Excellent location near KCI Airport, surrounded by hotels and north of KCI Expo Center
- On 0.91 acre of land, with over 40,000 SF of parking
- Corner lot, great visibility and signage
- Zoned CP-2 with 100 feet on NW Ambassador Drive
- Great access to I-29, 71 Hwy & I-435
- Ideal location for car rental, restaurant, convenience store, gas station

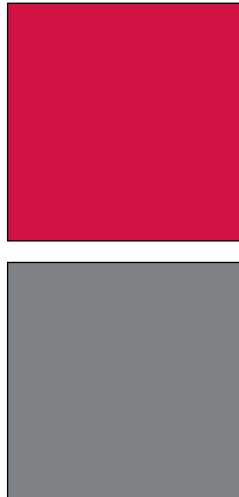
For more information or to schedule a tour, give us a call.

Kevin Wilkerson
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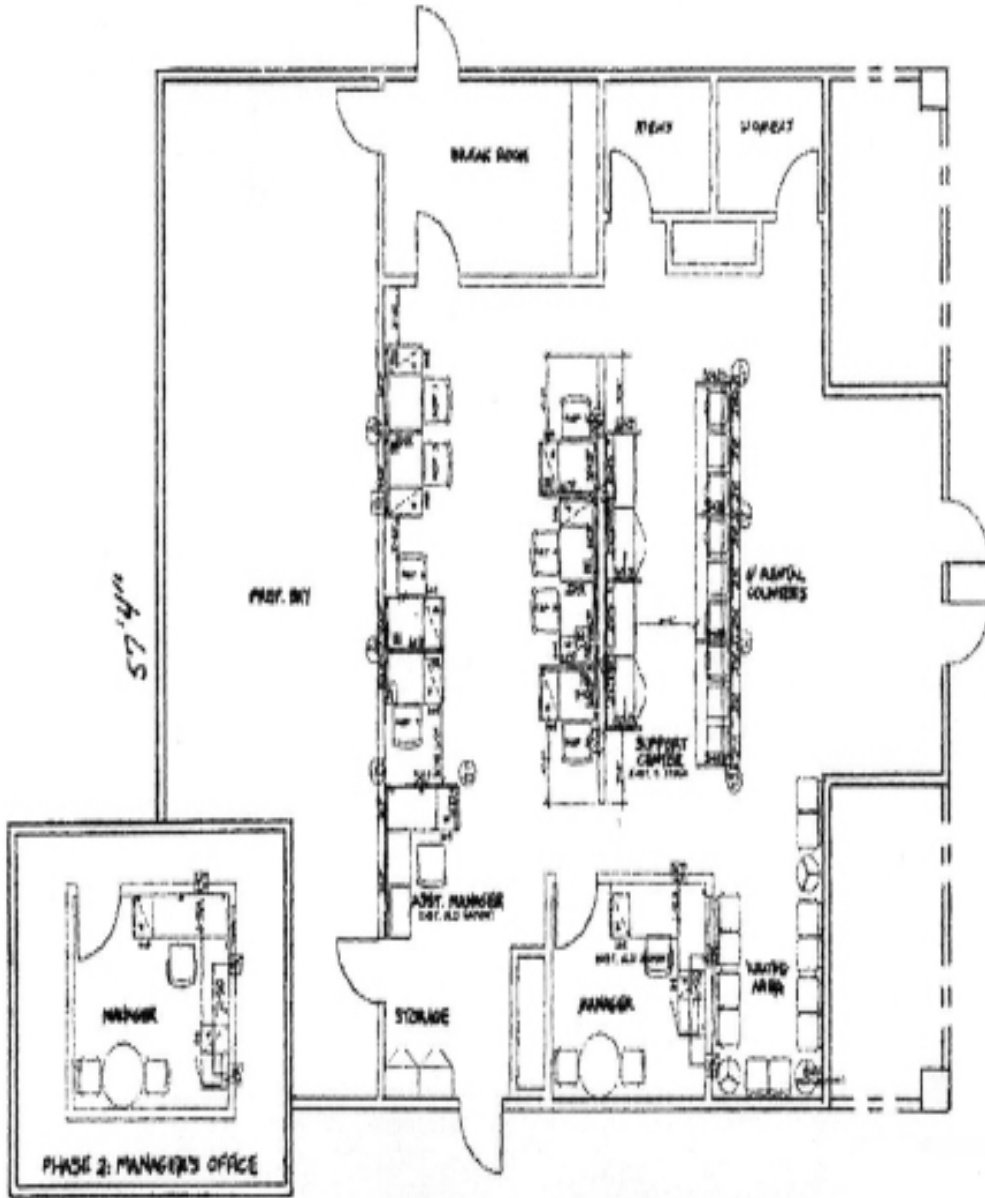
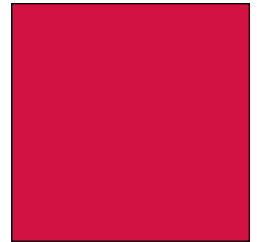
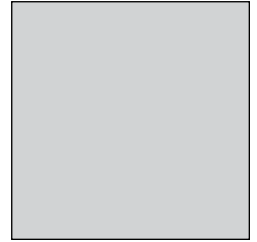
NAI Capital Realty

Commercial Real Estate Services, Worldwide.

7500 College Boulevard • Suite 920 • Overland Park KS 66210

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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3,500 Square Feet

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**11920 NW Ambassador Drive
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Fact Sheet**

Building Area	±3,500 SF Building
Land Area	±0.91 Acre
Sales Price	\$349,000
Year Built	1997
Parking Spaces	60
2009 Taxes	\$11,792.61