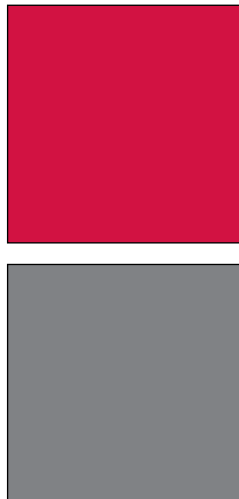
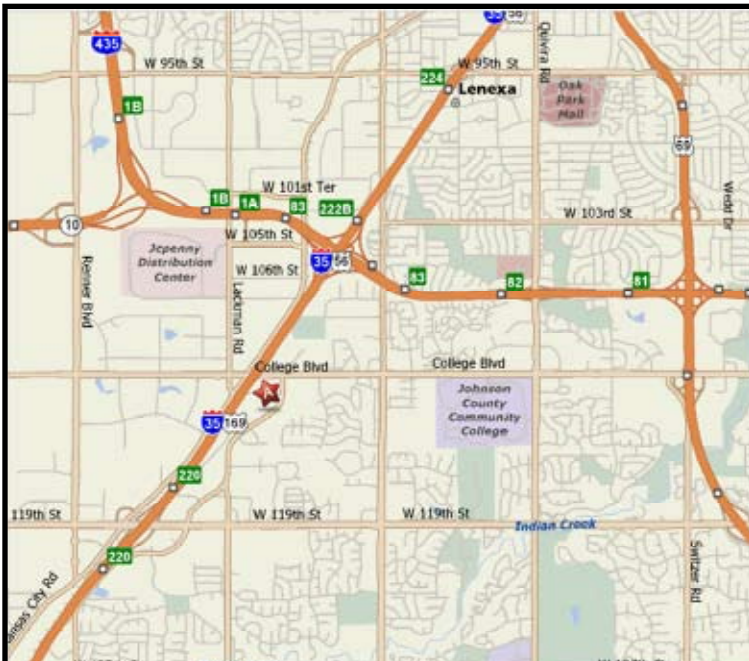


**INDUSTRIAL PROPERTY FOR LEASE**  
**LENEXA INTERSTATE CENTER**  
 14617 West 112th Street  
 Lenexa, Kansas

**Property Highlights**

- 21,461 SF Available
- 3,600 SF office space
- 17,861 SF warehouse area
- \$5.50 PSF Net
- 26' Ceiling Height
- 4 dock high doors
- ESFR sprinkler system
- Visibility from Strang Line Road



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

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 913.469.4601 Direct  
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Phillip L. Algrim  
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**NAI Capital Realty**

Commercial Real Estate Services, Worldwide.

7500 College Boulevard • Suite 920 • Overland Park KS 66210

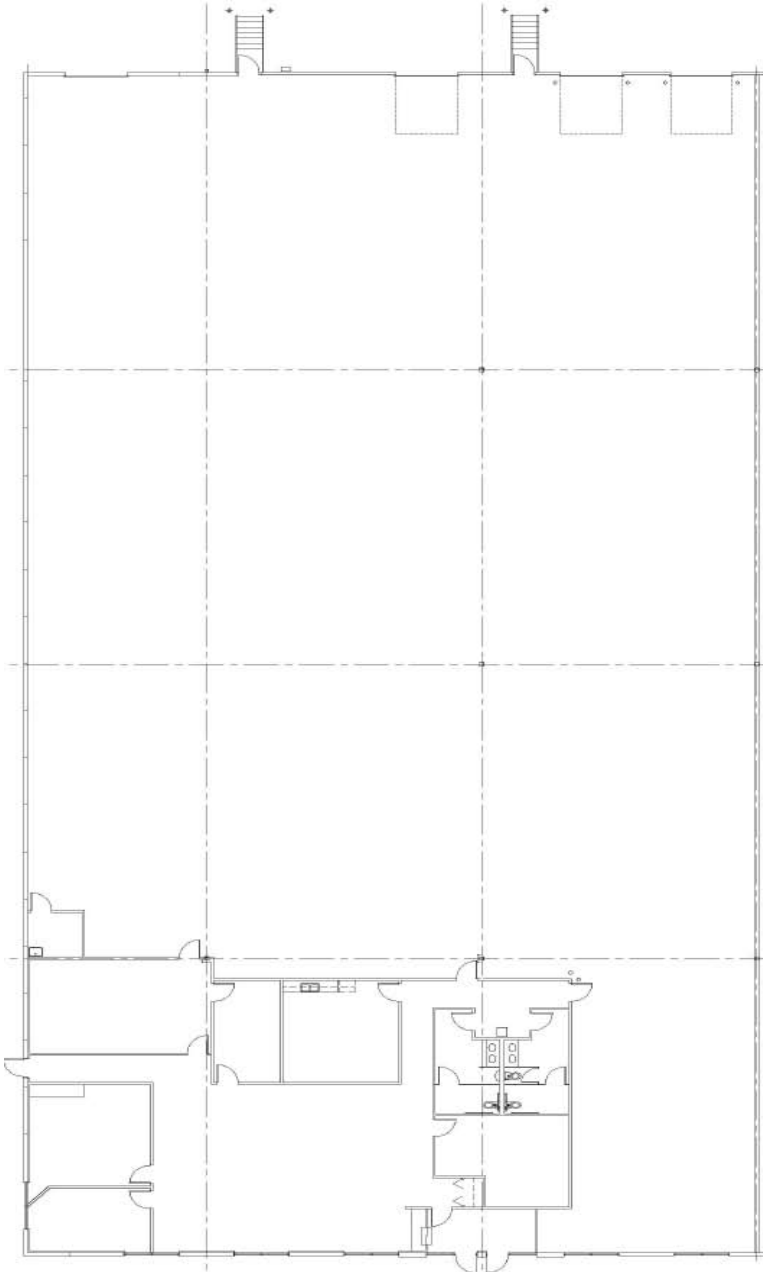
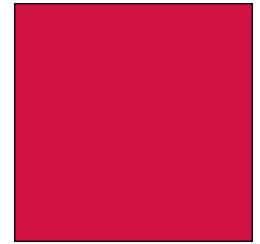
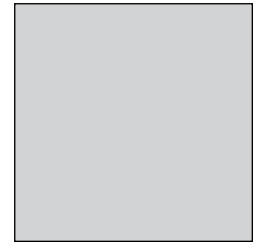
The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

[www.capital-kc.com](http://www.capital-kc.com)

# LENEXA INTERSTATE CENTER

14617 West 112th Street

Lenexa, Kansas



Building A  
21,461 SF Available

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## Lenexa Interstate Center – Building A Project Summary

<b>Project:</b>	Lenexa Interstate Center, Building A 14601-14621 West 112 <sup>th</sup> Street Lenexa, Kansas 66215
<b>Land Area:</b>	Approximately 13.4 Acres (±582,832 sq. ft.) – Total Area for Lenexa Interstate Center
<b>Building Type:</b>	Single-story office/warehouse building
<b>Building Size:</b>	Approximately 102,080 Gross Square Feet
<b>Building Dimensions:</b>	Approximately 201' depth x 507' length
<b>Column Spacing:</b>	Approximately 40' wide x 50' deep (typical)
<b>Loading:</b>	18 – 9' x 10' dock-high doors and 1 – 9' x 10' drive-in door
<b>Truck Court:</b>	225' truck court, with a 55' – 8" concrete truck apron
<b>Clear Height:</b>	26' (minimum) to the bottom of bar joists
<b>Roof System:</b>	TPO mechanically fastened
<b>Floor Slab:</b>	The floor slab is 6" reinforced concrete on a 4" crushed stone base.
<b>Exterior Walls:</b>	Painted precast concrete panels with horizontal and vertical reveals.
<b>Windows:</b>	Glass system includes 8' 8" high windows set in aluminum frames. Glass is 1" thick insulated, tinted glass.
<b>Fire Sprinklers:</b>	Wet ESFR sprinkler system
<b>Parking:</b>	1.2 per 1,000 rentable square foot parking ratio (126 total parking spaces).
<b>Landscaping:</b>	Extensive landscaping throughout the site.
<b>Warehouse Heating Systems:</b>	Forced air gas unit heaters.
<b>Electrical:</b>	KCP&L – provider
<b>Gas:</b>	Atmos Energy – provider
<b>Water:</b>	Johnson County Water District No. 1 – provider. Domestic water service provided through a 2" insulated copper water line.
<b>Sewer:</b>	Johnson County Wastewater – provider. Sewer service provided through a 4" line located towards the front of the building beneath the slab for the majority of the length of the building.
<b>Fiber:</b>	Multiple providers in close proximity to the building.