

**2724 NE
INDEPENDENCE AVE
LEE'S SUMMIT, MO
64064
FLEX SPACE
FOR LEASE
4,309 SF**



8826 SANTA FE DRIVE SUITE 300
OVERLAND PARK, KS 66212
www.prismres.com
913.674.0438

JACK SCHREIBER
ASSOCIATE COMMERCIAL BROKER
913.320.3001
jschreiber@prismres.com



PROPERTY FEATURES

- One ramped drive-in door and one dock-high door
- 23'-25' clear heights
- 65/35 warehouse/office ratio
- Approx. 1500 SF office/showroom
- Excellent highway access to I-470

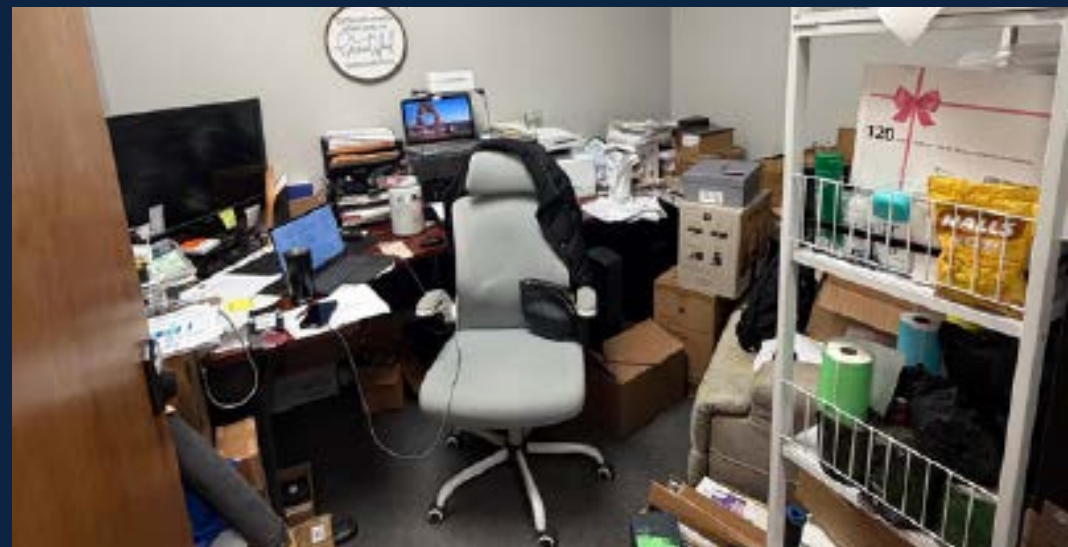
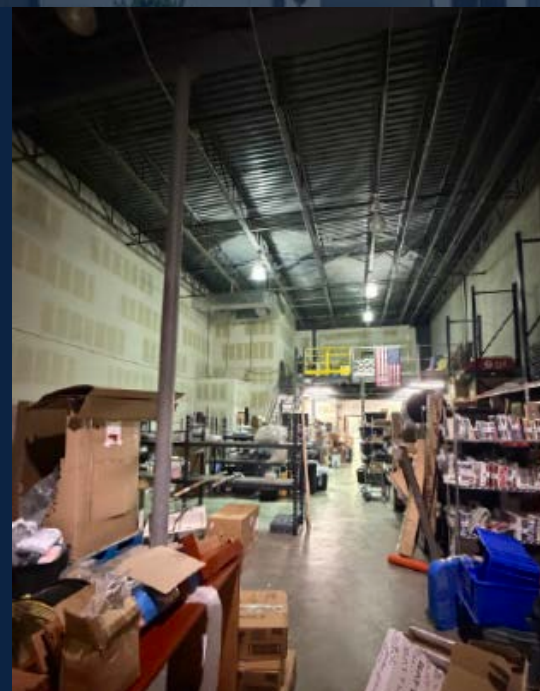
LEASE RATES

- \$10.00 PSF Triple Net
- 2026 Nets est. at \$4.77 PSF
- Estimated rent at \$5,303/month

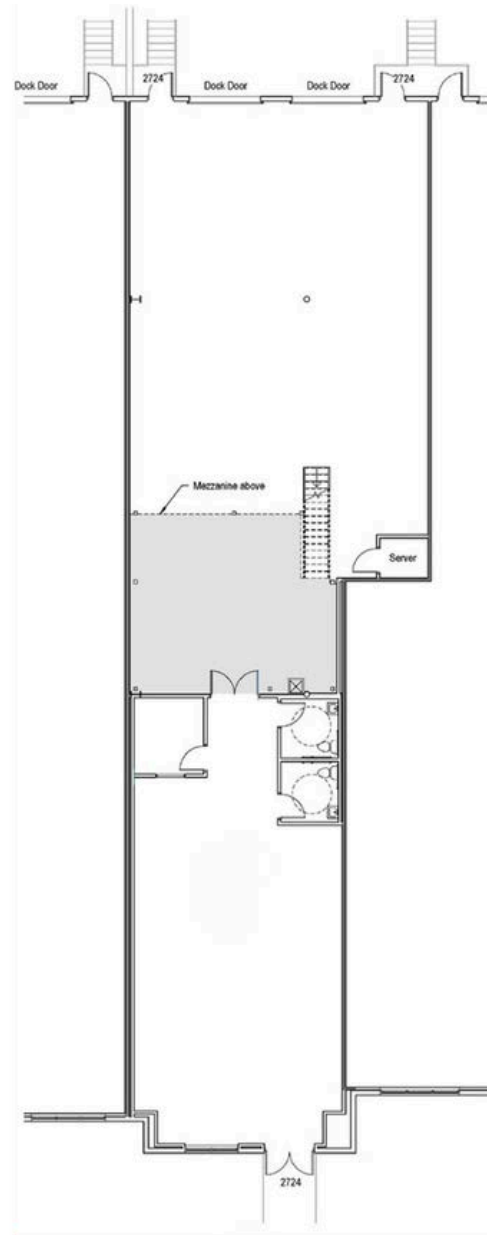
EXTERIOR PHOTOS



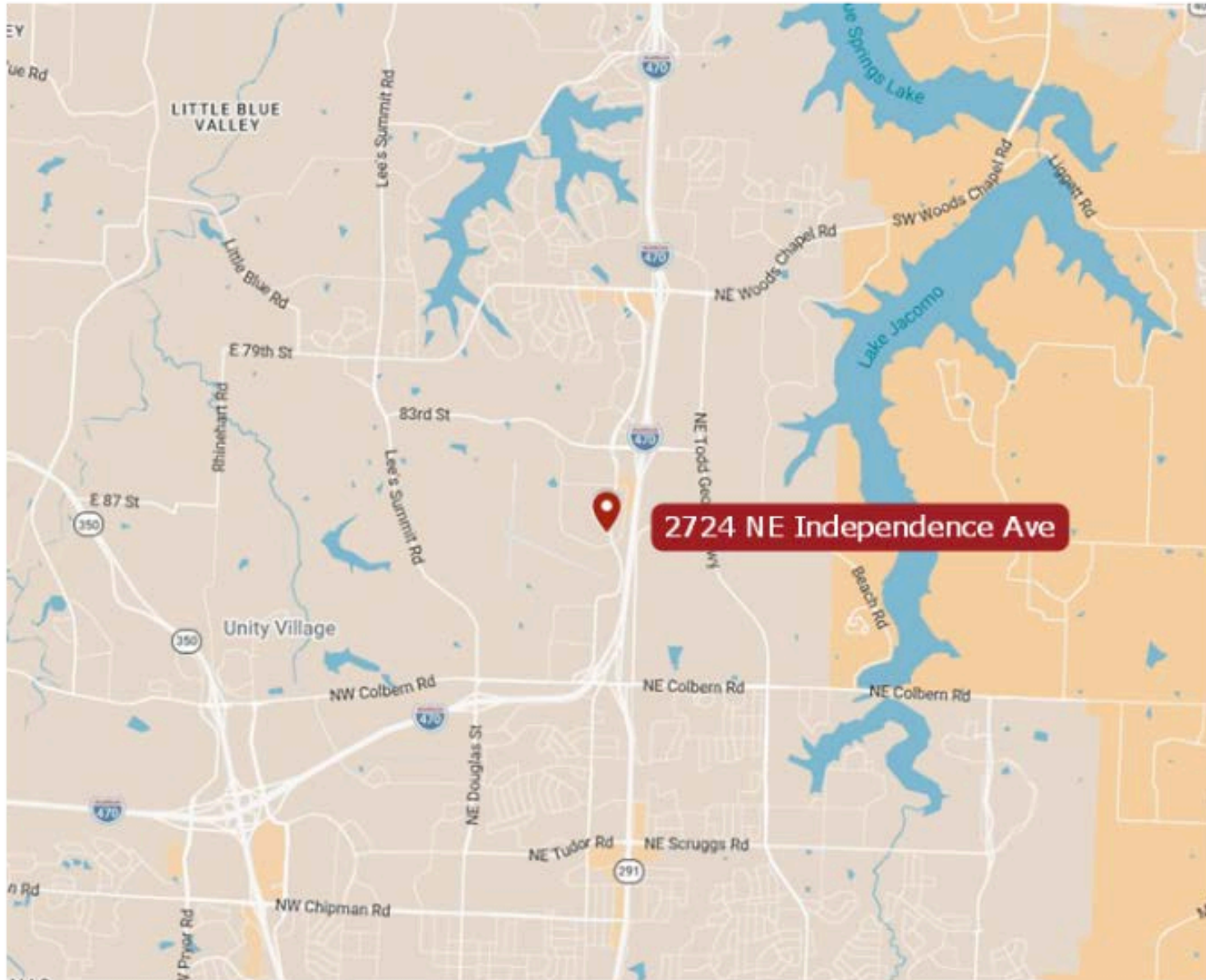
INTERIOR PHOTOS



FLOORPLAN



LOCATION



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Lee's Summit, MO 64064