

The OFFICES AT MEADOWBROOK



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5000 W 95TH STREET PRAIRIE VILLAGE, KS

NEWLY REFRESHED COMMON AREA:

NEW CARPET

WALL COVERINGS

LED LIGHTS

CEILING TILES

LANDSCAPING

MONUMENT SIGNAGE

PROPERTY HIGHLIGHTS

RARE, SMALL, READY-TO-OCCUPY SUITE

SUITE 100: 1,695 SF SUITE 285: 695 SF

4:1,000 SF PARKING RATIO

NORTH JOHNSON COUNTY'S MOST WALKABLE OFFICE LOCATION

LOCATED AT THE TRAILHEAD TO MEADOWBROOK PARK, 80 ACRES OF GREEN SPACE WITH WALKING TRAILS, LAKES, AND LOW IMPACT OUTDOOR FITNESS EQUIPMENT

WALKABLE TO OVER 10 QUALITY RESTAURANTS INCLUDING: SAWA SUSHI & HIBACHI, THE BAR - PRAIRIE VILLAGE, VERBENA & THE MARKET AT MEADOWBROOK, AND NEWLY ANNOUNCED RULBER'S RESTAURANT MAS CANTINA!

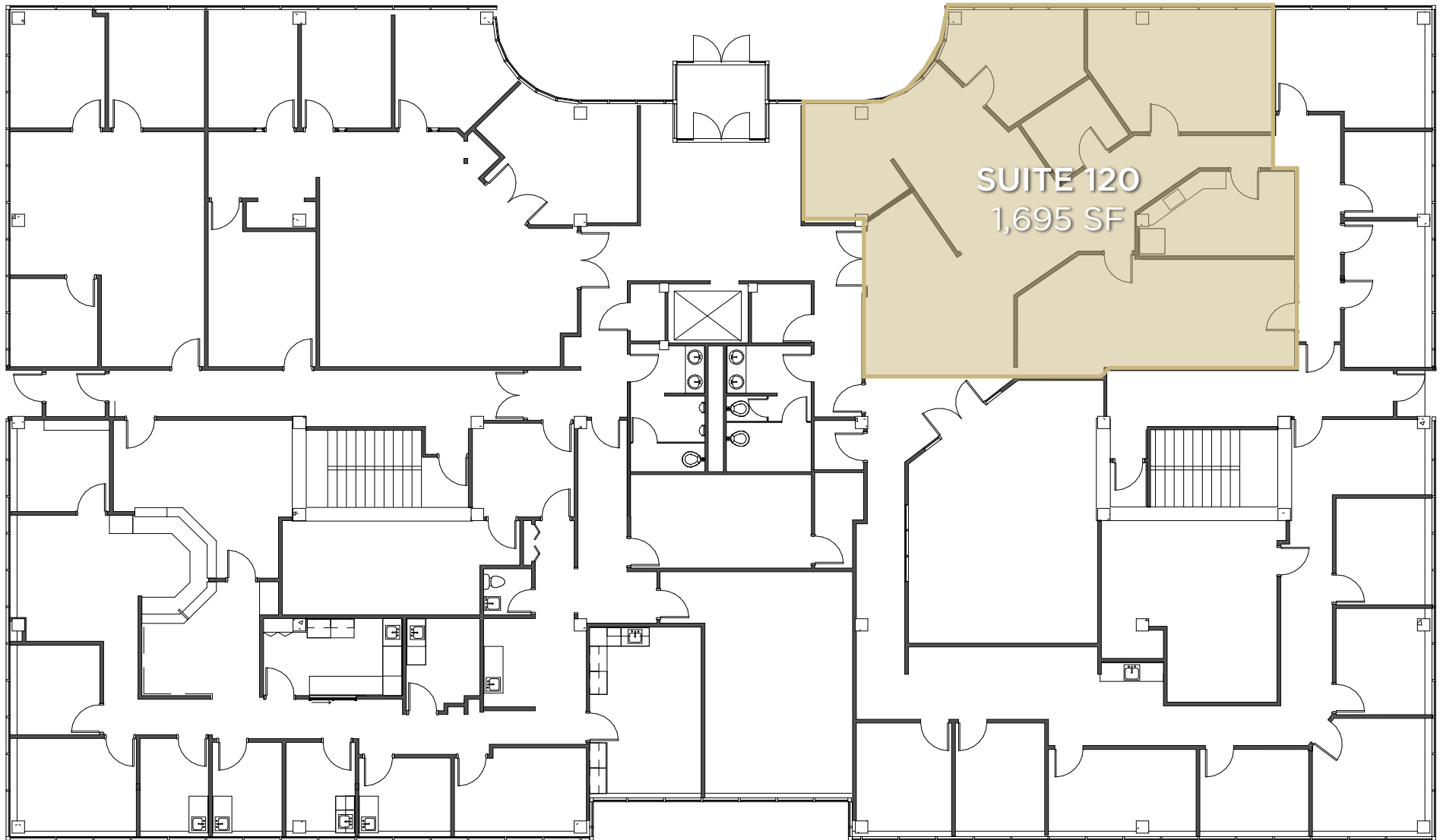
SUITE 100

SIZE: 1,695 RSF

RATE: \$31.00 PSF

MOVE-IN READY WITH HIGH CLASS A FINISH LEVEL

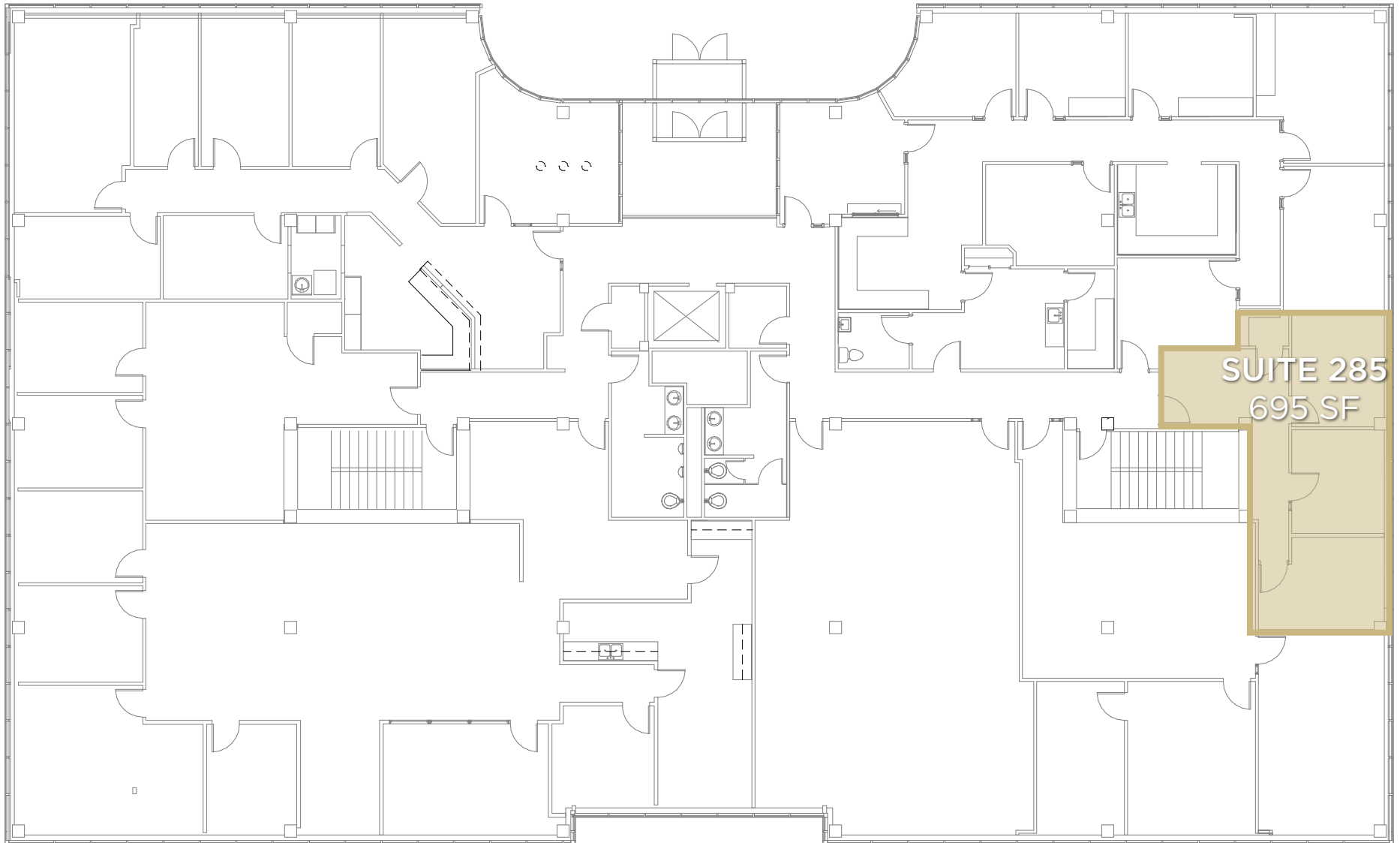




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SECOND FLOOR:

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MEADOWBROOK

EST. PARK 2016

Once a 136-acre country club and golf course, Meadowbrook Park is now a haven in the heart of Prairie Village, Kansas. Modern luxury mixes with classic architecture against a backdrop of trees, lakes and walking trails.

The park is comprised of 8 primary amenities:

1. **THE GREEN:** Over 50 acres of grass, lakes, playgrounds and walking trails
2. **PICKLEBALL:** Reserve a court or sign up for a league. 8 courts that are free to the public
3. **THE KESSLER RESIDENCES:** 1, 2 and 3 bedroom luxury apartments
4. **THE INN:** 54 upscale hotel rooms
5. **VERBENA:** Seasonally inspired upscale cuisine
6. **THE MARKET:** Breakfast, Lunch and Dinner – Wine, Beer and more
7. **SINGLE FAMILY RESIDENCES:** Modern interpretations of classic architecture
8. **MISS RUBY'S:** Classic American "Food Truck"



The
OFFICES
AT MEADOWBROOK



RELAX



DINE





MEADOWBROOK
EST. PARK 2016

MEADOWBROOK SC



VERBENA
The Market
AT MEADOWBROOK

The OFFICES
AT MEADOWBROOK

NALL HILLS



TRAILWOOD
ELEMENTARY SCHOOL



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