

AVAILABLE SPACE REPORT



Office ■ Flex/Industrial ■ Underground ■ Mixed Use ■ Historical

Cambridge Business Park



Dean
REALTY CO.

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■ FLEX -- Kansas City, KS

Cambridge Business Park

Available SF	Office SF	Warehouse SF	Lease Rate	Ceiling Ht	DH / DI	Address	Comments
1,814	1,583	231	\$9.25	16'	0/1	1134 W. Cambridge Circle Drive	<i>Attractive business park</i>
2,348	1,415	933	\$7.95	16'	0/1	1138 W. Cambridge Circle Drive	
3,126	1,422	1,704	\$7.50	16'	1/0	118 Abbie Avenue	<i>Easy interstate access</i>
4,062	2,027	2,035	\$7.95	16'	1/0	110 Abbie Avenue	
4,366	2,044	2,322	\$7.95	16'	1/0	1310 Adams	
5,978	1,300	4,678	\$7.45	18'	1/1	116 Greystone Avenue	<i>Multiple loading options</i>
6,231	5,796	435	\$6.75	14'	0/1	1100 W. Cambridge, # 400-500	
7,444	3,850	3,594	\$7.95	16'	2/0	106-108 Abbie Avenue	
8,535	7,873	662	\$5.25	21'	1/0	1142 Booth	<i>Interstate visibility</i>
11,506	5,877	5,629	\$7.70	16'	3/0	106-110 Abbie Avenue	

■ INDUSTRIAL -- Kansas City, MO

Available SF	Office SF	Warehouse SF	Lease Rate	Ceiling Ht	DH / DI	Address	Comments
8,348	2,965	5,383	\$6.25	12'	0/2	3101 Terrace	<i>Great retail opportunity</i>
13,175	0	13,175	\$2.25	14'	1/0	3189 Mercier	
16,107	6,415	9,692	\$5.95	22'	0/6	8400 E. 13th Terrace	<i>Interstate visibility</i>
88,044	6,521	81,523	\$2.25	14'	5/0	3177 Mercier	<i>Will subdivide 28,000sf up</i>

■ OFFICE -- Kansas City, KS

Cambridge Business Park

■ Flexible Space with Potential Office Use

Available SF	Office SF	Warehouse SF	Lease Rate	Ceiling Ht	DH / DI	Address	Comments
1,814	1,583	231	\$9.25	16'	0/1	1134 W. Cambridge Circle Drive	
2,348	1,415	933	\$7.95	16'	0/1	1138 W. Cambridge Circle Drive	<i>Spaces with heavy</i>
4,062	2,027	2,035	\$7.95	16'	1/0	110 Abbie Avenue	<i>office build-out can easily convert</i>
6,231	5,796	435	\$6.75	14'	0/1	1100 W. Cambridge, # 400-500	<i>to pure office or accommodate</i>
7,444	3,850	3,594	\$7.95	16'	2/0	106-108 Abbie Avenue	<i>generous storage!</i>
8,535	7,873	662	\$5.25	21'	1/0	1142 Booth	

■ OFFICE -- Kansas City, MO

Downtown Underground

■ Underground Office -- 1501 W. 31st Street

SF Available	Floor Size	Lease Rate	Lease Type	Suite	Comments
1,456	n/a	\$5.00	Gross	404-10	
1,801	n/a	\$4.00	Gross	657-03	<i>Multiple office setting</i>
1,865	n/a	\$6.00	Gross	422-10	
7,267	n/a	\$4.50	Gross	419-09	<i>Ideal for banquets/meetings</i>
7,613	n/a	\$2.50	Gross	401A-09	

UNDERGROUND WAREHOUSE/OFFICE -- Kansas City, MO *Downtown Underground*

SF Available	Warehouse	Office	Lease Rate	DH/DI	Unit Number	Comments
3,685	3,685	0	\$3.25	1/0	484-11	
4,485	4,485	0	\$3.35	0/1	427-01	
4,584	4,584	0	\$2.75	2 shared/0	182-12	
4,928	4,928	0	\$2.50	2 shared/0	152A-12	
4,996	4,996	0	\$3.25	0/1	493-02	
5,196	4,196	1,000	\$4.25	0/1	368-09	
5,786	4,728	1,058	\$4.35	2/1	516-03	
7,467	7,467	0	\$3.60	3 shared/0	473-02	
9,348	8,848	500	\$2.75	2/0	190-12	
9,512	9,512	0	\$2.00	2 shared/0	152A-12/182-12	
10,117	10,117	0	\$2.75	2/0	548-04	
10,531	10,531	0	\$3.25	1/1	115-02	
10,793	10,793	0	\$3.25	2 shared/0	350-08	<i>Go green...save green!</i>
13,079	13,079	0	\$2.75	3 shared/0	471-02	
13,932	13,432	500	\$2.75	3 shared/0	182-12/190-12	
14,534	11,591	2,943	\$2.75	2/0	434-10	<i>Reduce your carbon footprint... go underground!</i>
17,605	17,605	0	\$2.75	1/1	407B-09	
18,745	17,169	1,576	\$4.00	5/1	608-05	
18,860	18,360	500	\$2.00	3 shared/0	152A/182/190	<i>No gas utilities!</i>
20,299	19,048	1,251	\$3.00	2/1	298-08	
57,990	57,990	0	\$3.00	3/2	200-07	

FREE HEAT
Compliments of Mother Nature!

UNDERGROUND STORAGE -- Kansas City, MO *Downtown Underground*

Units available from 100 to 3,000 square feet with various loading options.

BUILDINGS FOR SALE

Total SF	Type	Price	Address	Comments
14,150	Manufacturing/Warehouse	For Sale -- \$495,250	1910 Roseport, Elwood, KS	<i>Building on 10-acre site</i>

LAND FOR BUILD-TO-SUITS

Individual sites are available for office, office/warehouse, industrial and retail development.

Location	Acreage	Property Type	Comments
South Outer Road -- Blue Springs, Missouri			
I-70 & R.D. Mize Road	1.91	Office/Retail	<i>I-70 visibility</i>
Cambridge Business Park -- Kansas & Missouri			
I-35 @ Cambridge Circle -- Kansas	1.75 to 5.50	Flex/Office/Retail	<i>Great visibility</i>
I-35 @ Cambridge Circle -- Missouri	1.70 to 12.00	Flex/Office/Retail	<i>25-year tax abatement!</i>
Chopp Property	2.4	Flex/Office/Retail/Industrial	<i>M2A zoning</i>
Solar Business Park -- Kansas City, Missouri			
Solar Woods -- I-435 @ Truman Road	12 to 126	Warehouse --100,000 to 500,000 SF	<i>I-435 frontage;</i>
Solar Stone -- I-435 @ Truman Road	103 Underground	Warehouse --100,000 to 500,000 SF	<i>minutes from I-70</i>