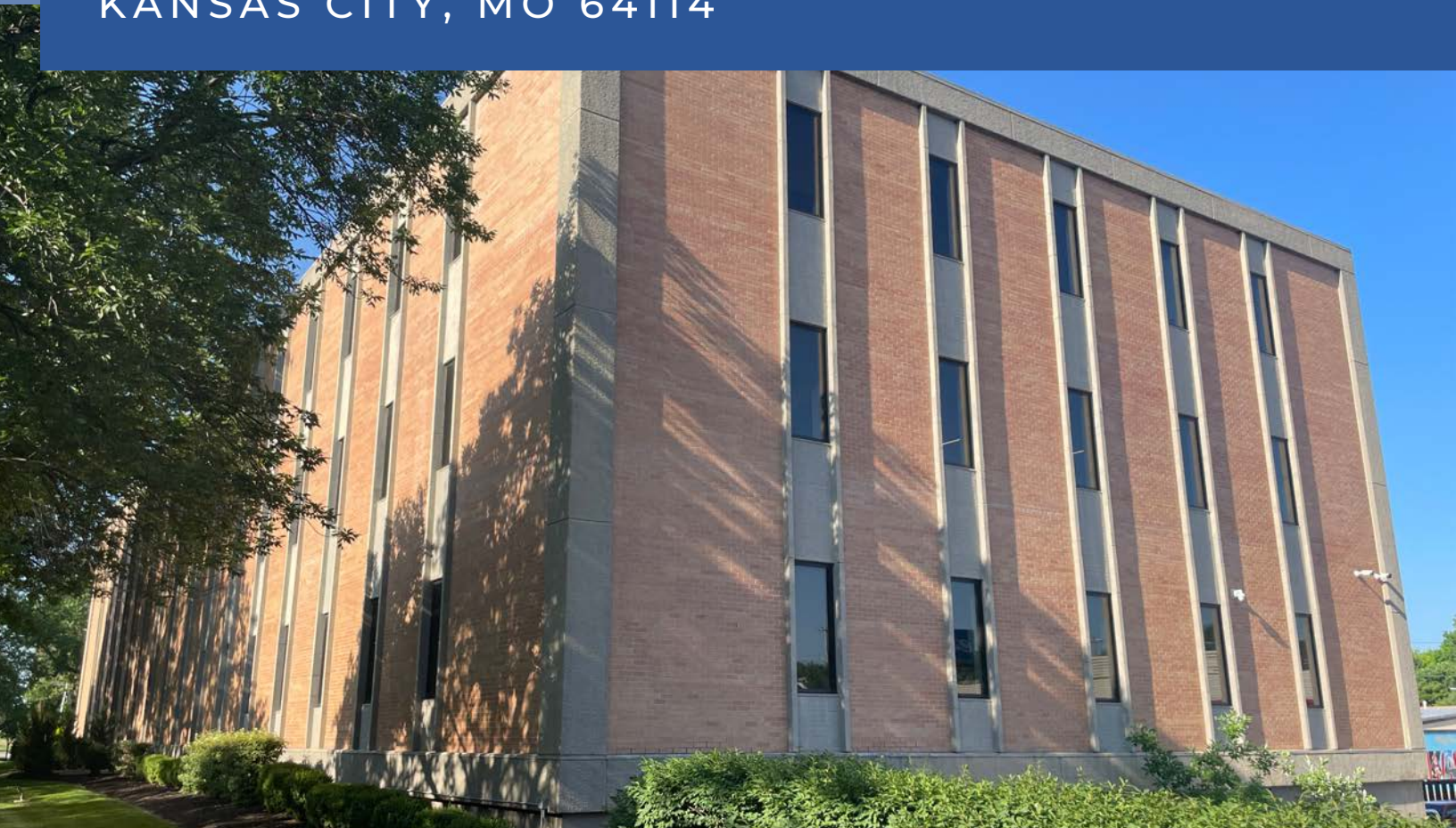


FOR LEASE: OFFICE SPACE

8080 WARD PARKWAY

KANSAS CITY, MO 64114



PEAK

Real Estate Partners

CONTACT US:

ROSS SIMPSON

(913)-221-3590

GRSIMPSON@PEAKREALESTATEPARTNERS.COM

HANK SIMPSON

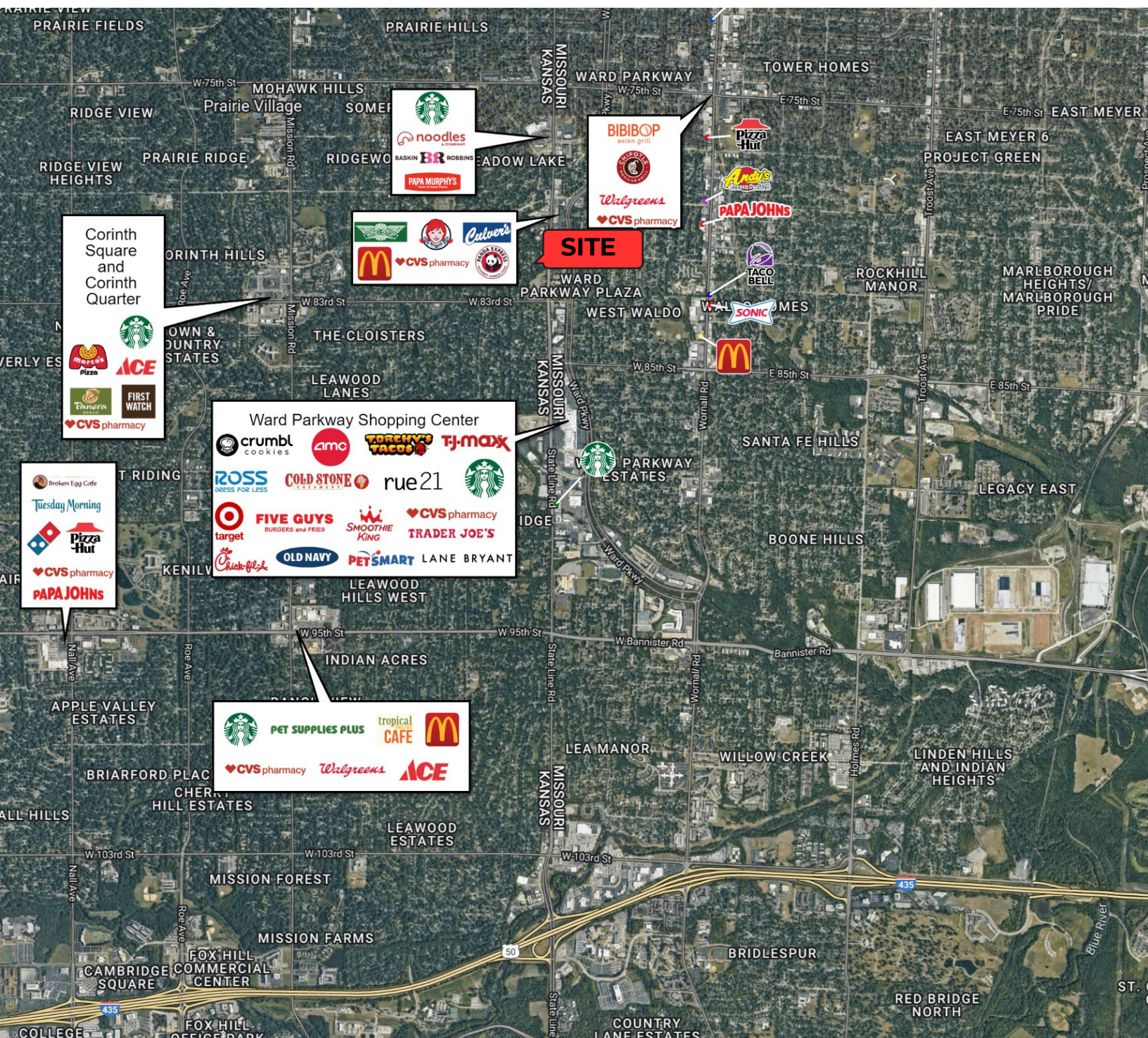
(913)-400-1252

HSIMPSON@PEAKREALESTATEPARTNERS.COM

PROPERTY HIGHLIGHTS:

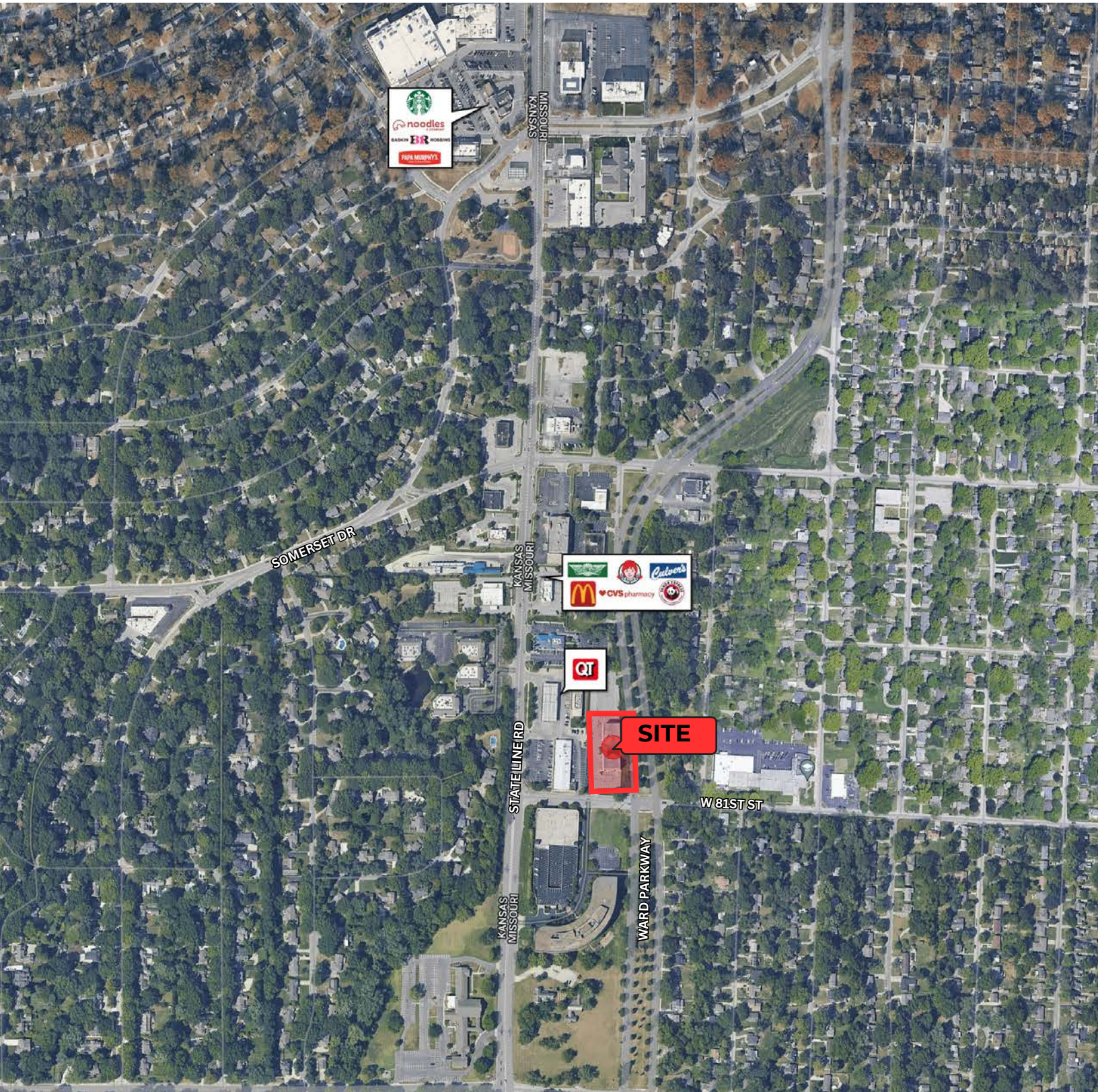
- > 42,000 +/- square foot office building
- > Built in 1970 & completely renovated in 2019
- > Excellent highway access – 435 via State Line 3 miles
- > Within walking distance to retail amenities including Fareway Meat Market, QuickTrip & Culver's
- > Well capitalized owner / occupied building
- > 3,138 square feet available for lease
- > **Move-in ready suites available**
- > \$19.50 per square foot full-service
- > Ample parking
- > Monument & building signage available for 3,138 square feet tenants.

8080 WARD PARKWAY



8700 State Line Road, Suite 300
Leawood, KS 66206

8080 WARD PARKWAY



8080 WARD PARKWAY

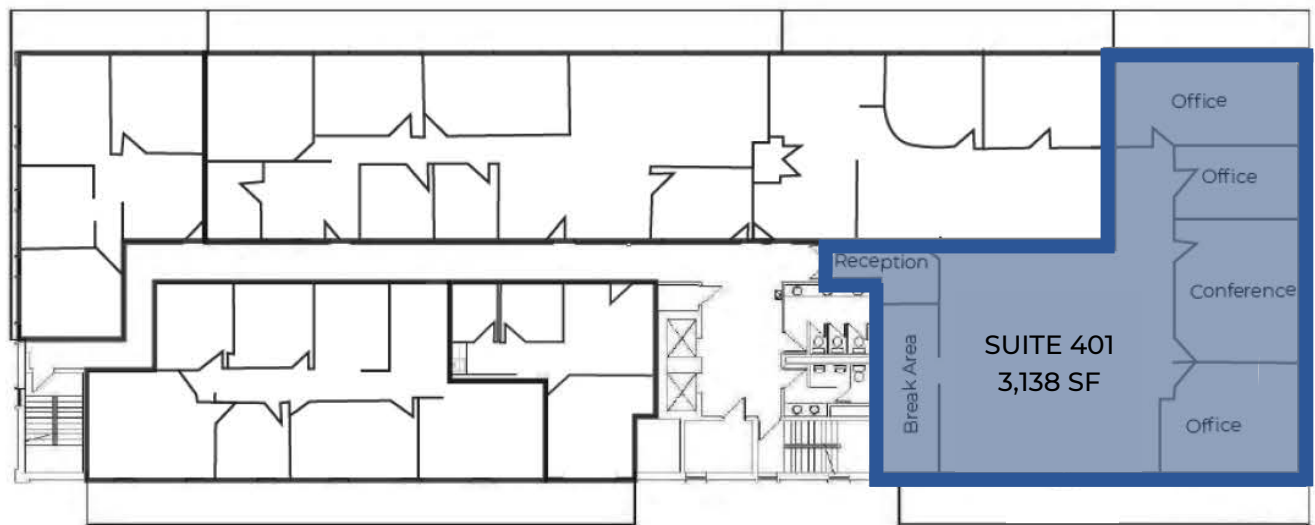
SECOND FLOOR:



SUITE #	SF AVAILABLE
200	2,007
210	1,404
240	1,130

8080 WARD PARKWAY

FOURTH FLOOR:



8080 WARD PARKWAY

KANSAS CITY, MO
64114



CONTACT US:

ROSS SIMPSON

(913)-221-3590

GRSIMPSON@PEAKREALESTATEPARTNERS.COM

HANK SIMPSON

(913)-214-6445

HSIMPSON@PEAKREALESTATEPARTNERS.COM

PEAK

Real Estate Partners

