

AVAILABLE SPACE REPORT



Dean's Downtown Business Park

Solar Woods & Stone

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



Cambridge Business Park



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Note: Enhanced cell phone service capabilities in Dean's Downtown Underground!

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■ FLEX -- Kansas City, KS Cambridge Business Park

Available SF	Office SF	Warehouse SF	Lease Rate	Clear Ht	DH / DI	Address	Comments
1,677	930	747	\$9.00	16'	0/1	126 Abbie Avenue	Attractive business park setting
2,348	1,415	933	\$9.00	16'	0/1	1138 W. Cambridge Cir. Drive	Convenient interstate location
2,399	832	1,567	\$9.00	16'	0/1	128 Abbie Avenue	Available now
2,409	2,011	398	\$9.50	16'	0/1	1100 W. Cambridge Cir., Suite 550	Loft-style finishes
3,126	997	2,129	\$8.00	16'	1/0	118 Abbie Avenue	Bright, spacious warehouse
4,076	1,762	2,314	\$9.00	16'	0/2	126-128 Abbie Avenue	Easy interstate access
4,573	4,125	448	\$10.00	16'	1/0	102 Abbie Avenue	Large bullpen area
5,009	2,242	2,767	\$8.50-\$10.00	16'	1/0	114 Abbie Avenue	Park-like setting
6,231	5,796	435	\$6.65	16'	0/1	1100 W. Cambridge Cir., Suite 400-500	Super kitchen & training room
7,444	3,954	3,490	\$8.50-\$10.00	16'	2/0	106-108 Abbie Avenue	Showroom opportunity
8,535	646	7,889	\$5.50	23'	1/0	1142 Booth	Ready for fun finishes!
8,635	5,764	2,871	\$8.50-\$10.00	16'	2/0	110-112 Abbie Avenue	5:1 parking ratio
16,931	5,874	11,057	\$5.95	23'	3/0	1146 Booth	Generous clear height
20,650	16,230	4,420	\$10.00	13'	2/0	1220 W. Cambridge Circle	Gorgeous polished concrete floors
21,088	11,960	9,128	\$8.50-\$10.00	13'	5/0	106-114 Abbie Avenue	Spacious opportunity for large user

■ INDUSTRIAL -- Kansas City, MO Dean's Downtown Business Park

Available SF	Office SF	Warehouse SF	Lease Rate	Clear Ht	DH / DI	Address	Comments
4,400	2,449	1,951	8.75	14'	0/2	3185 Terrace	Freestanding building
8,090	3,840	4,250	\$9.50	13'	0/2	3101 Terrace	Great light retail opportunity
11,086	1,400	9,686	\$7.25	16'	0/2	3188 Mercier	New LED lighting
15,580	3,589	11,991	\$9.00	14'	1/1	3119B Terrace	Updated offices
27,412	5,873	21,539	\$4.50	16'	1/1	3175 Terrace	Easy interstate access
46,530	6,521	40,009	\$3.00	14'	3/1	3177 Mercier	Nice private setting/fenced & gated lot
48,130	8,891	39,239	\$4.65	23'	2/15	1201 W. 31st Street, Suite 1	Cranes, lifts & 15-door shop
49,461	0	49,461	\$3.25	16'	6/0	3159 Terrace	Fabulous LED lighting
76,873	5,873	71,000	\$4.15	16'	7/1	3159-3175 Terrace	Prominent 31st Street signage

■ OFFICE -- Kansas City, KS Cambridge Business Park

SF Available	Floor Size	Lease Rate	Lease Type	Suite	Comments
911	n/a	\$22.25	Full Service	10 E. Cambridge Cir., Suite 120	Available April 2018
2,061	n/a	\$22.25	Full Service	10 E. Cambridge Cir., Suite 115	Beautiful windowed offices
2,972	n/a	\$22.25	Full Service	10 E. Cambridge Cir., Suite 115-120	High-profile location

■ OFFICE -- Kansas City, MO Dean's Downtown Business Park

SF Available	Floor Size	Lease Rate	Lease Type	Suite	Comments
4,905	n/a	\$12.00	Full Service	1201 W. 31st Street, Suite 3	Panoramic downtown view

OFFICE -- Kansas City, MO *Dean's Downtown Underground*

Underground Office -- 1501 W. 31st Street

SF Available	Floor Size	Lease Rate	Lease Type	Suite	Comments
160 - 320	n/a	\$12.00	Full Service	407-09	<i>Unique executive offices available!</i>
739	n/a	\$10.55	Gross	688A-01	<i>New paint & carpet finishes</i>
1,188	n/a	\$8.60	Gross	690-01	<i>Ideal for online store</i>
1,830	n/a	\$5.00-\$6.00	Gross	410-10	<i>Call for details</i>
1,863	n/a	\$7.00	Gross	422-10	<i>Bright working environment</i>
2,190	n/a	\$5.00-\$6.00	Gross	400-10	<i>Call for details</i>
3,847	n/a	\$5.50	Gross	628B-05	<i>Big space, big opportunity!</i>
5,480	n/a	\$6.00	Gross	419-09	<i>Open office/training setting</i>

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

SF Available	Warehouse	Office	Lease Rate	DH/DI	Unit Number	Comments
854	854	0	\$12.00	1 shared/0	549-01	SPECTRUM AND
1,689	714	975	\$10.00	1/0	419A-09	AT&T CABLE HIGH-SPEED
2,500	2,500	0	\$4.80	1/0	182-12	INTERNET SERVICES
5,109	4,619	490	\$7.00	0/1	368-09	AVAILABLE
6,232	6,232	0	\$4.25	1/0	262-08	Verizon, T-Mobile
6,931	6,211	720	\$4.50	3/0	513-02	and AT&T cell phone
17,605	17,605	0	\$3.60	0/2	407B-09	services available
20,299	20,299	0	\$3.60	1/1	298-08	in roads and highways!
58,383	58,383	0	\$3.75	3/2	200-07	<i>Divisible with excellent access</i>

UNDERGROUND STORAGE -- Kansas City, MO *Dean's Downtown Underground*

Units available from 100 to 50,000 square feet with various loading options.

PARKING LOTS FOR LEASE -- Kansas City, MO *Dean's Downtown Business Park*

Passenger Vehicles	53' Tractor/Trailers	Address	Comments
58	6	3177 Mercier	<i>Fenced and gated lot</i>
67	16	3119 Terrace	<i>Fenced lot</i>
106	19	3170 Mercier	<i>Convenient ingress/egress</i>

LAND FOR SALE

Acres	Zoning	Price	Address	Comments
111 above 96 underground	Various zoning	\$3,700,000	NEC I-435 & Truman Road Kansas City, MO	<i>On the interstate; will subdivide</i>
1.85	Zoned general business	\$195,000	2201 NW S. Outer Rd., Blue Springs, MO	<i>I-70 visibility</i>

LAND FOR BUILD-TO-SUITS

Acres	Zoning	Address	Comments
1.56	M1-5	3170 Mercier, Kansas City, MO	<i>Minutes to I-35</i>
1.67	M1-5	3040 Mercier, Kansas City, MO	<i>Downtown view</i>
2.36	Zoned Commercial	I-35 & Cambridge Circle, Kansas City, KS	<i>KS tax incentives may apply</i>
6.6	M2A	1550 W 29th Street, Kansas City, MO	<i>Large fleet parking</i>

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