



REAL ESTATE COMPANY

INDUSTRIAL | OFFICE | COMMERCIAL  
BROKERAGE & DEVELOPMENT  
ESTABLISHED 1950

115,400 SF  
FOR LEASE



## 10800 AMBASSADOR DRIVE KANSAS CITY, MO

OFFICE AND WAREHOUSE BUILDING

### FEATURES

- 8,000 +/- SF office area
- 50' x 50' column spacing
- 9 dock-high doors
- 359 parking spaces
- 28' x 30' clear ceiling height
- Multiple production areas
- 4,000 amps, 3-phase power
- Great access and visibility to I-29

BASE RATE:  
**\$5.95/SF NNN**

NET CHARGES (EST):

Taxes: \$1.64/SF

Insurance: \$0.13/SF

CAM: Self-performed by tenant

For more information  
please contact

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**PAUL FOGEL, SIOR**  
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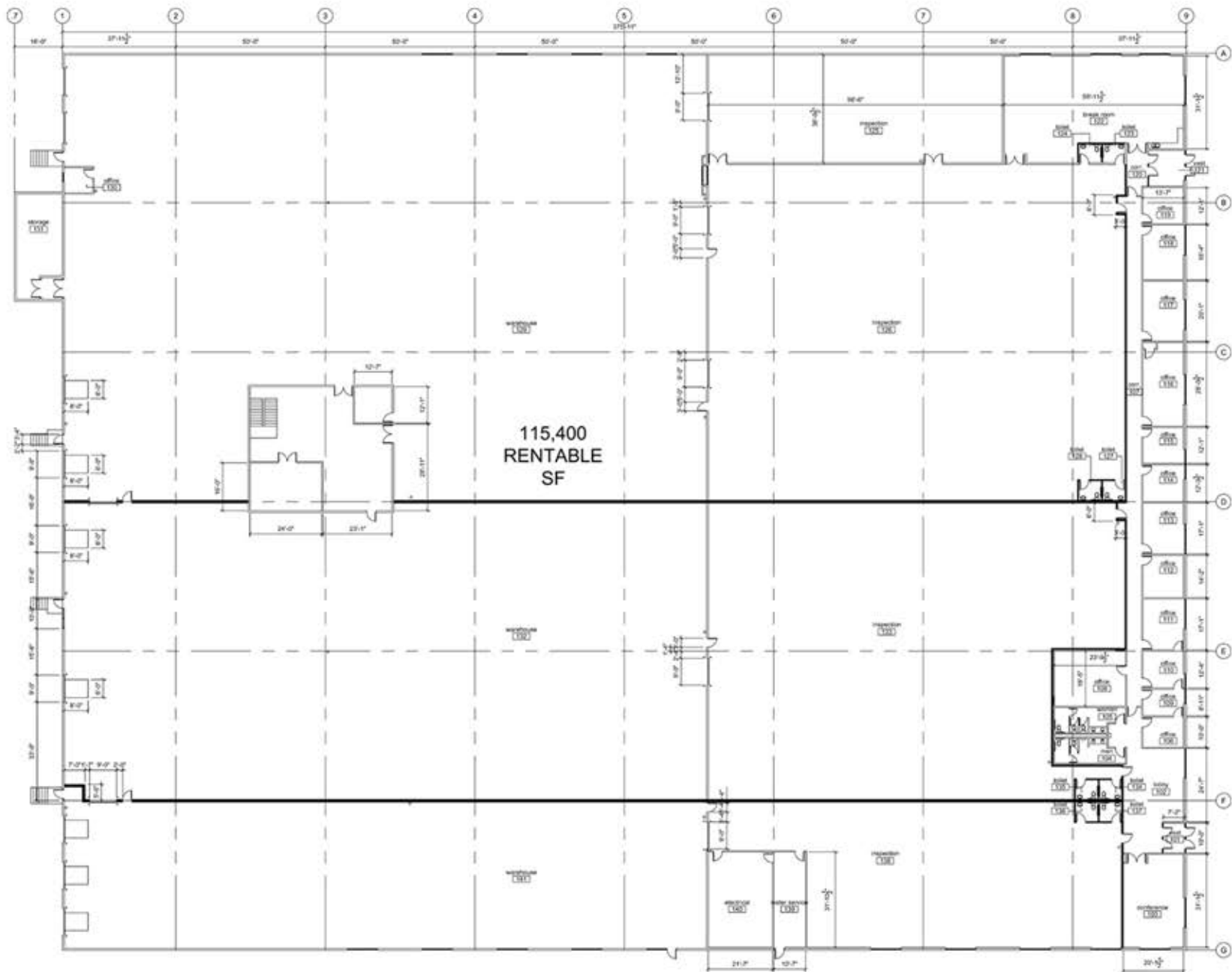
THE BARNEY BUILDING  
2000 SHAWNEE MISSION PARKWAY  
SUITE 400  
MISSION WOODS, KS 66205

816.221.4488  
816.221.4494

KARBANK.COM

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**KARBANK**  
REAL ESTATE COMPANY

THE BARNEY BUILDING  
2000 SHAWNEE MISSION PARKWAY | SUITE 400  
MISSION WOODS, KANSAS 66205  
[KARBANK.COM](http://KARBANK.COM)

ADDRESS **10800 N. Ambassador Drive  
Kansas City, MO**

PLAN TYPE **Floor Plan**

TOTAL SF  
**115,400 SF**

TOTAL OFFICE SF

DATE  
**2-7-2023**

SCALE

