

Platte Valley Industrial Center #9

200 NW Parkway Drive, Riverside, Missouri

For Lease



Excellent Site!

- 18,268 SF available with 8,192 SF of Office Space
- 19'4" clear height
- 5 dock-high doors (9' x 10')
- LED lighting in warehouse
- I-635 access and visibility
- 100% Air Conditioned Space

For more information:

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Building Specifications

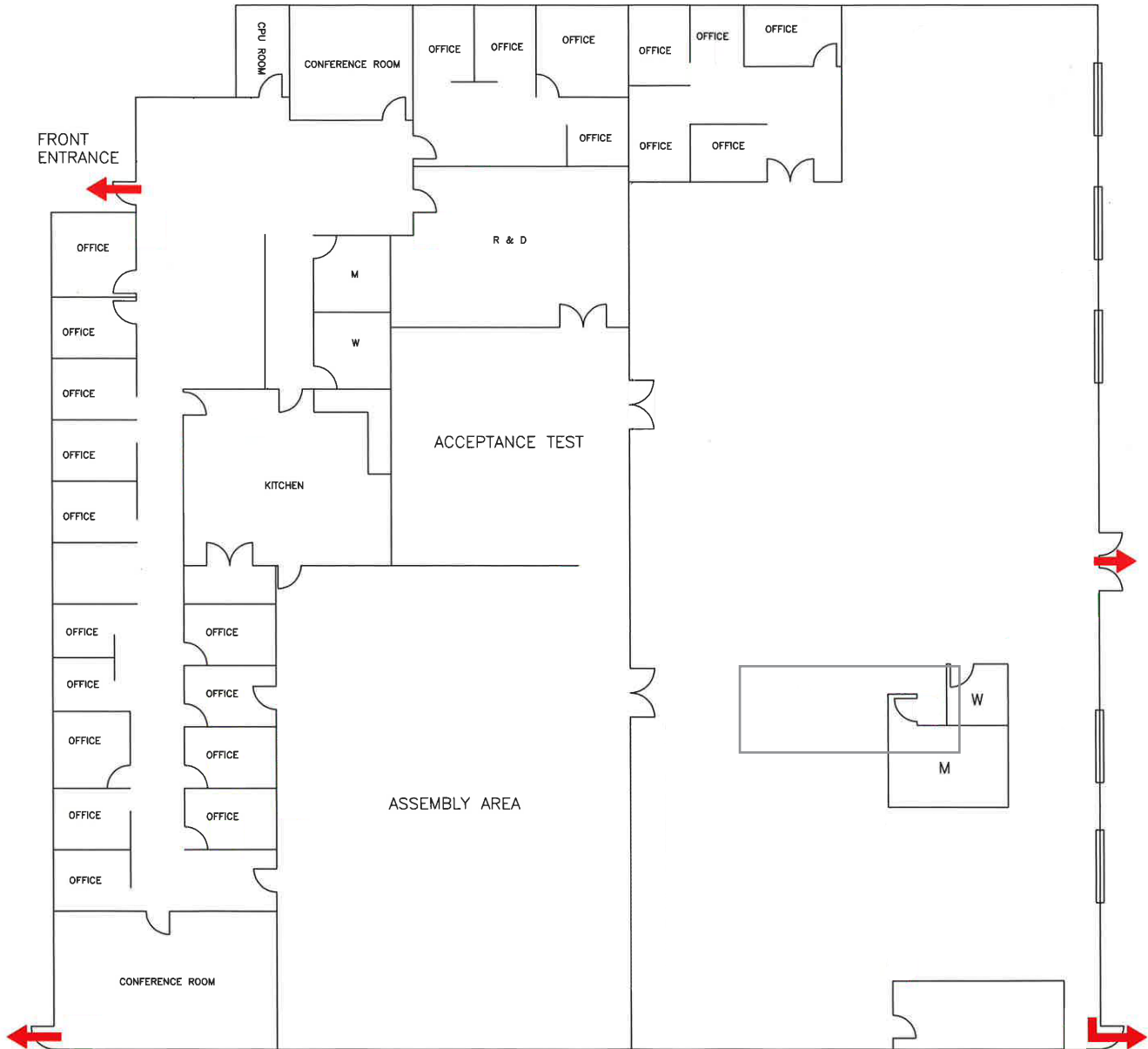
Square Feet Available:	18,268 SF
Office Space:	8,192 SF
Total Building Square Feet:	63,207± SF
Year Built:	1991
Ceiling Height:	19'4"
Loading:	Five (5) 9'x10' Dock-High Doors
Column Spacing:	32'X34'
Electric Service:	400 amp, 120/208, 3 PH
Type of Lease:	Net
Offering Rate:	\$7.95
Net Charges: (2024)	CAM: \$1.31 PSF TAX: \$1.43 PSF <u>INS: \$0.20 PSF</u> Total: \$2.94 PSF

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Floor Plan

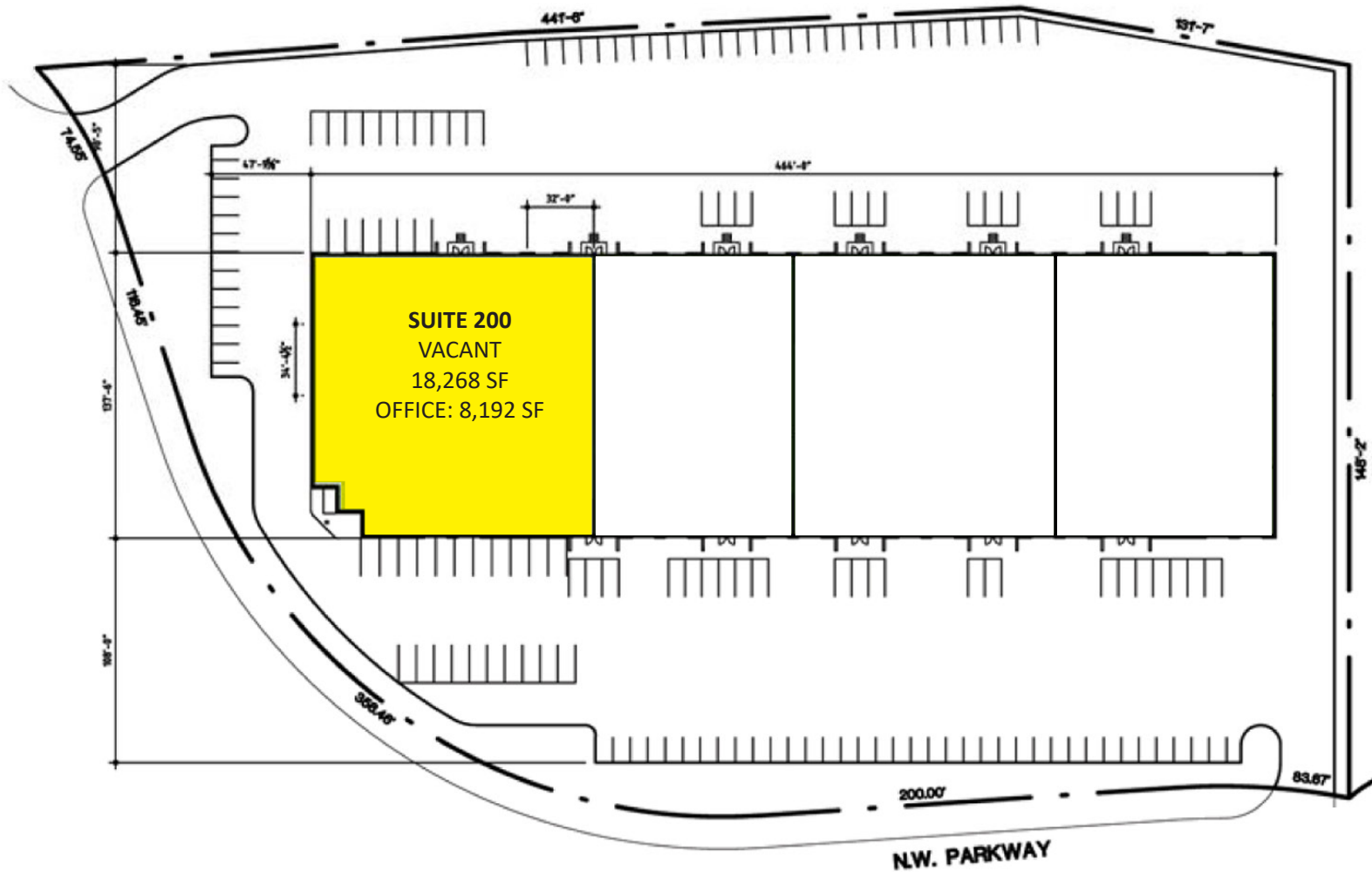


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Building Site Plan



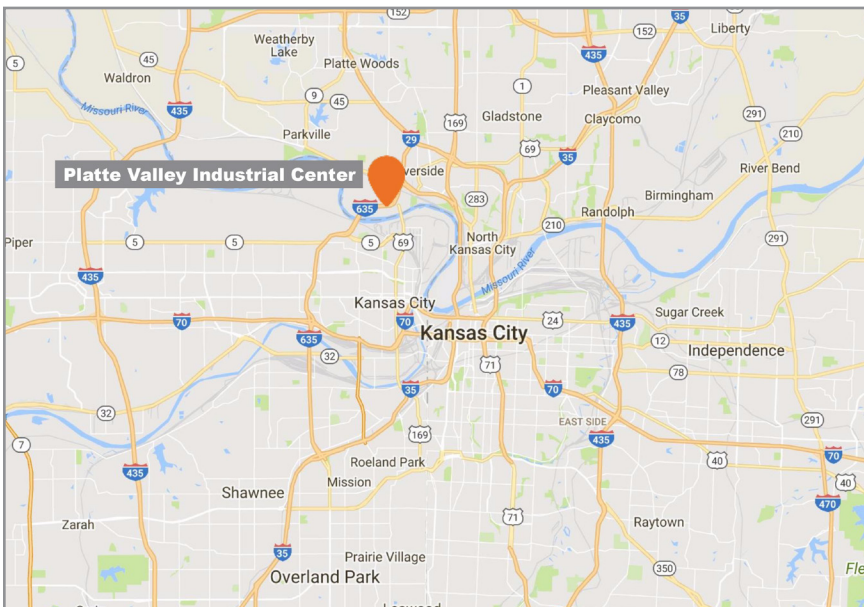
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