

Platte Valley Industrial Center #1

212 NW Platte Valley Dr., Riverside, Missouri

For Lease



Excellent Site!

- 5,430 SF office space available
- Professional on-site management
- Immediate highway access
- Attractive business park setting
- Highway Visibility (Directly across from Park Hill South High School)
- No Earnings Tax

For more information:

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Building Specifications

Square Feet Available: 5,430 SF

Office Space: 5,430 SF

Total Building Square Feet: 27,606 SF

Year Built: 1988

Ceiling Height: 14' Clear

Floor Type: 6" slab on grade

Sprinkler: Wet system

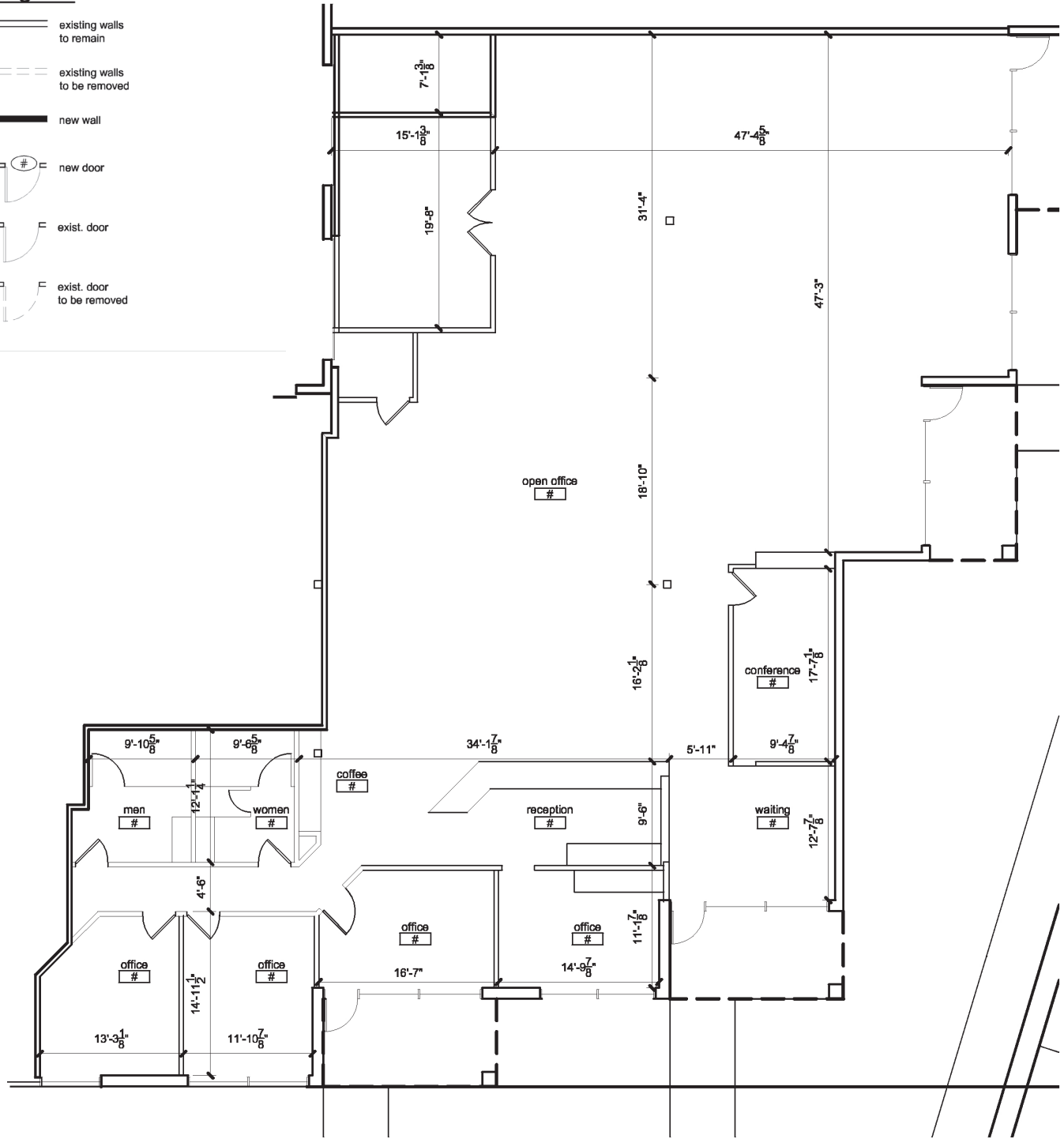
Type of Lease: Net, Net

Offering Rate: \$8.50 per square foot

Net Charge: (2024 Estimates)	CAM:	\$2.96 PSF
	Taxes:	\$1.74 PSF
	<u>Insurance:</u>	<u>\$0.31 PSF</u>
	Total:	\$5.01 PSF

legend

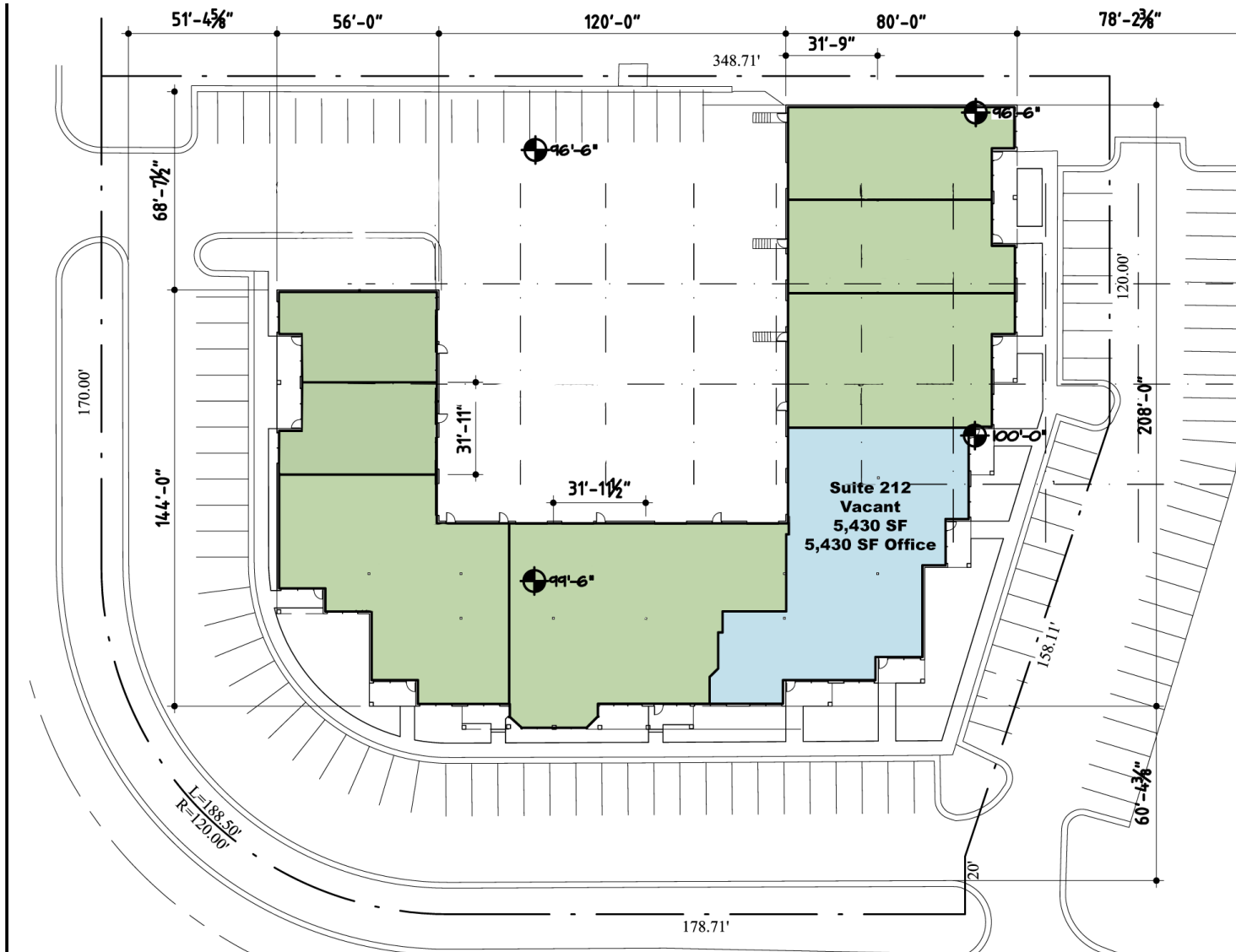
- existing walls to remain
- - - existing walls to be removed
- new wall
- ⊕ # new door
- ⊖ exist. door
- ⊖ # exist. door to be removed



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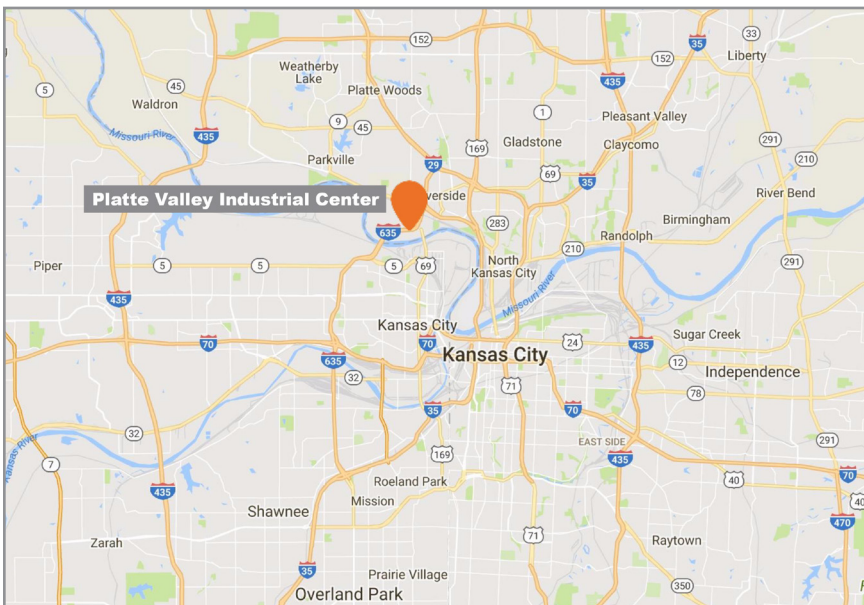
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