

## Free Standing Office For Lease



### Free Standing Building for Lease

- 2,820± SF on two levels
- 8 parking spaces
- 0.13± Acres
- Near services, restaurants, and shopping
- Zoning COA
- Traffic Count 16,482 cars per day

For more information:

Don Gessen, CCIM  
816.932.5574  
dgessen@blockllc.com

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## Building Specifications

Square Feet Available:	2,820± SF Gross Building Area
Base Rent:	\$5,875.00 plus utilities
Land Size:	0.13± Acres
Zoning:	COA
Parking:	8 parkings spaces plus on street parking
Traffic Count:	16,482 Cars per day on 75th street
Year Built:	1956 (Updated 2023)
Construction Type:	Masonry
Taxes:	\$5,507 (2020)
Roof:	2008
Note:	Ready to occupy Five Offices upper level and two offices lower level

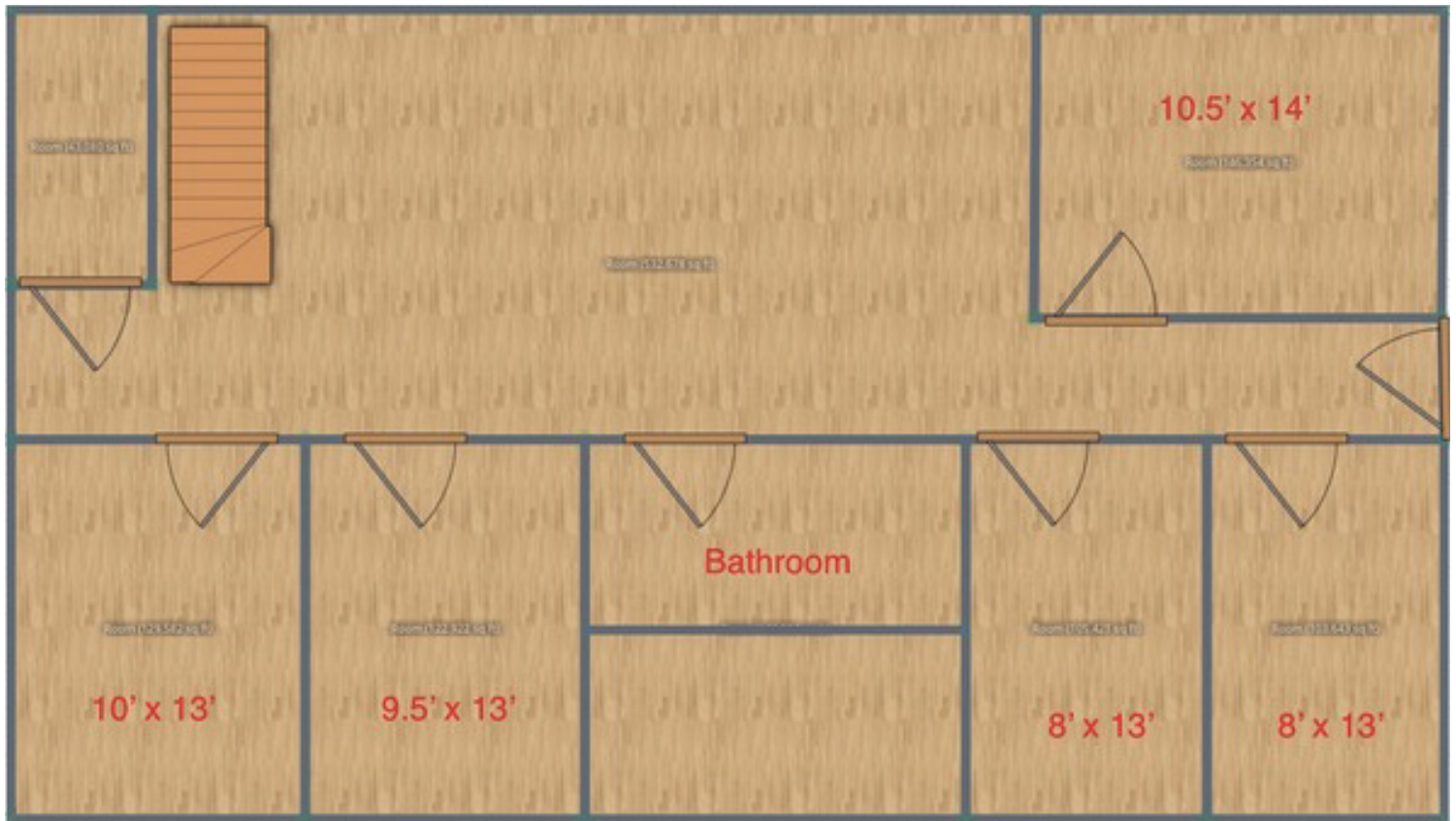
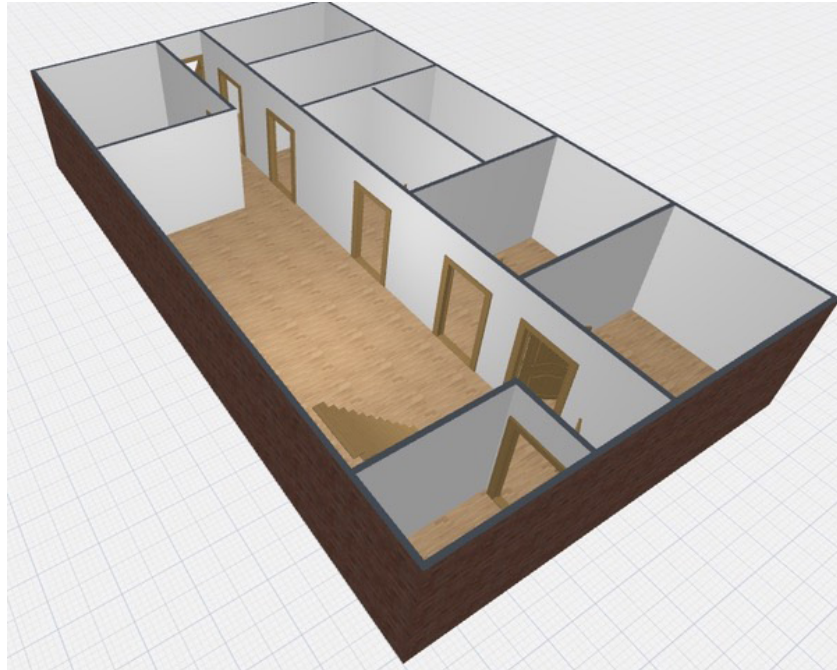
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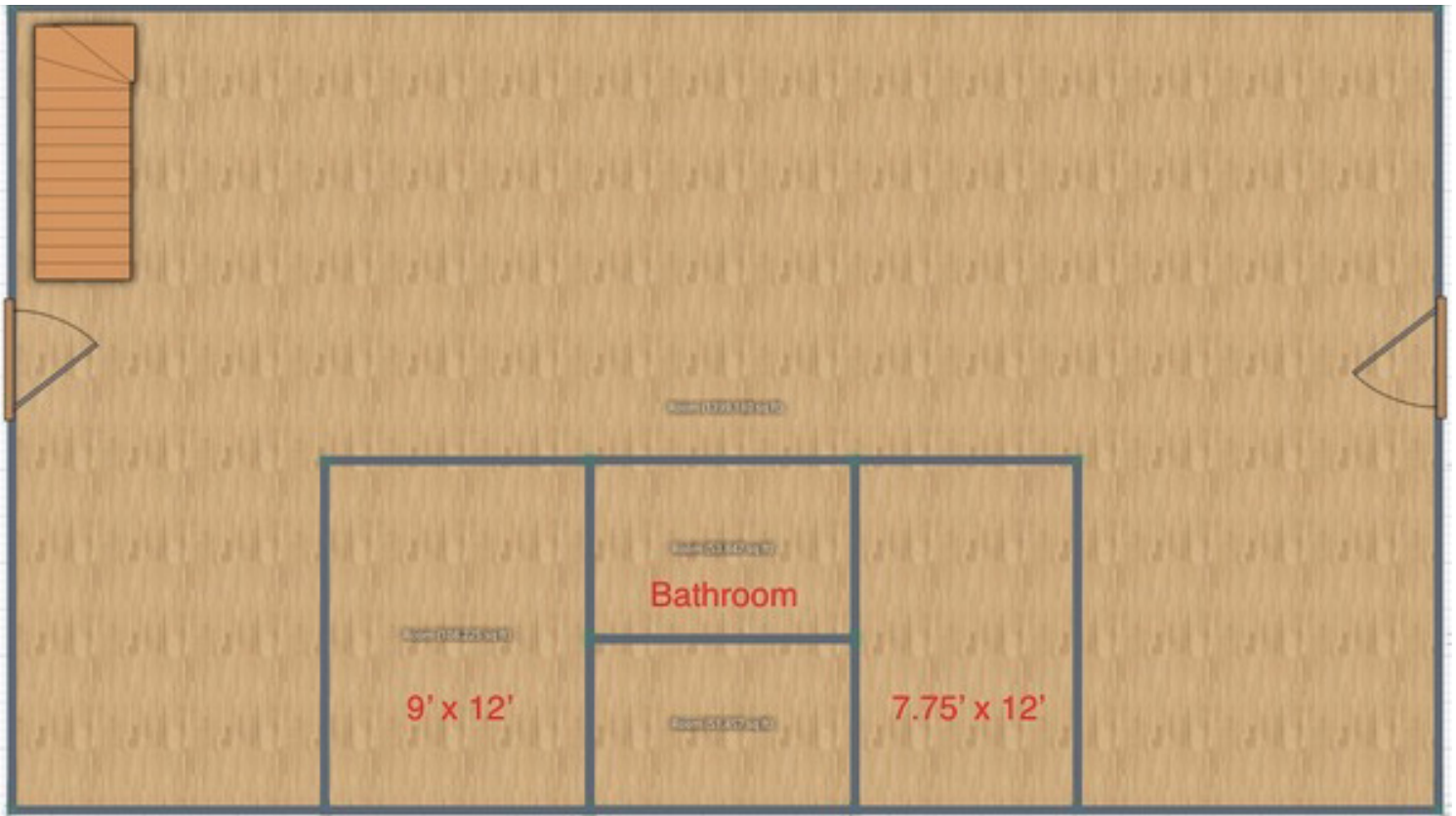
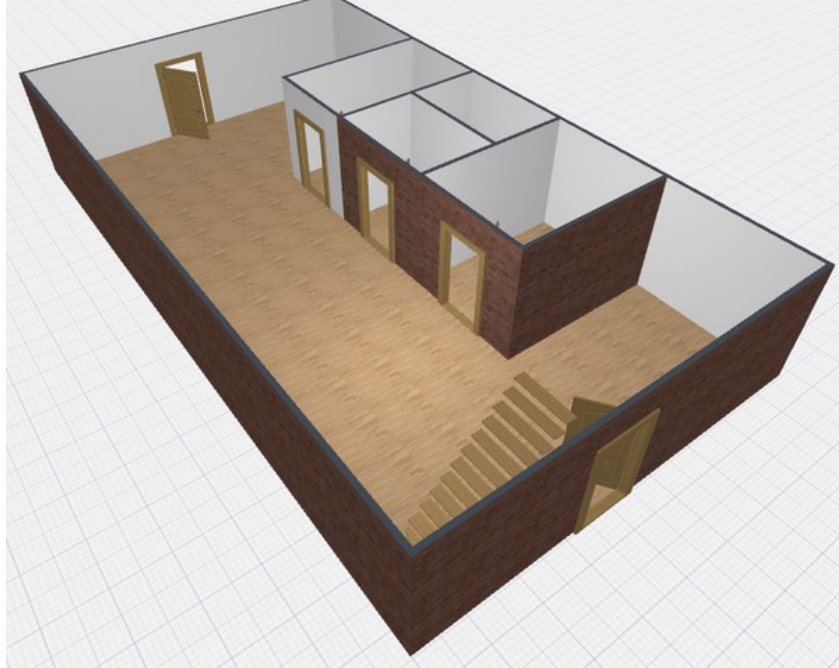
## Interior Photos



Ground Level



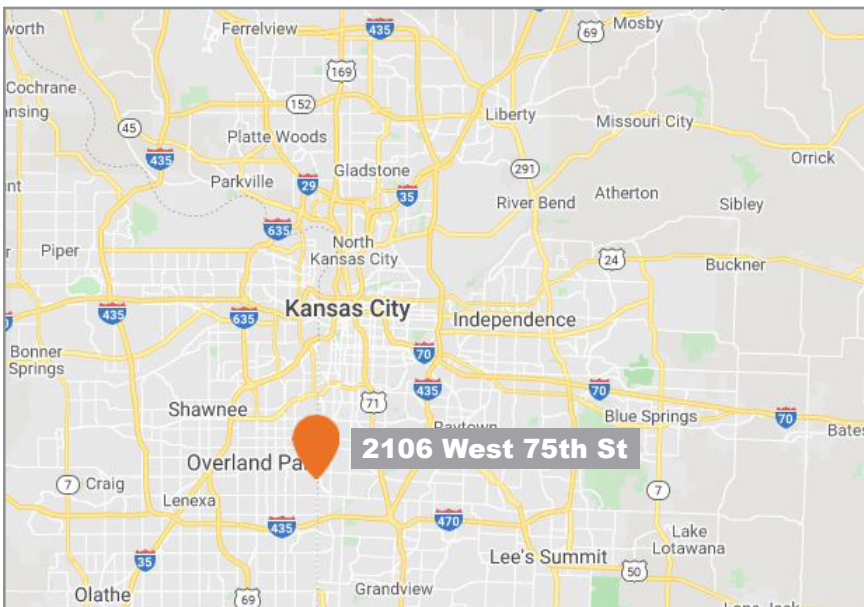
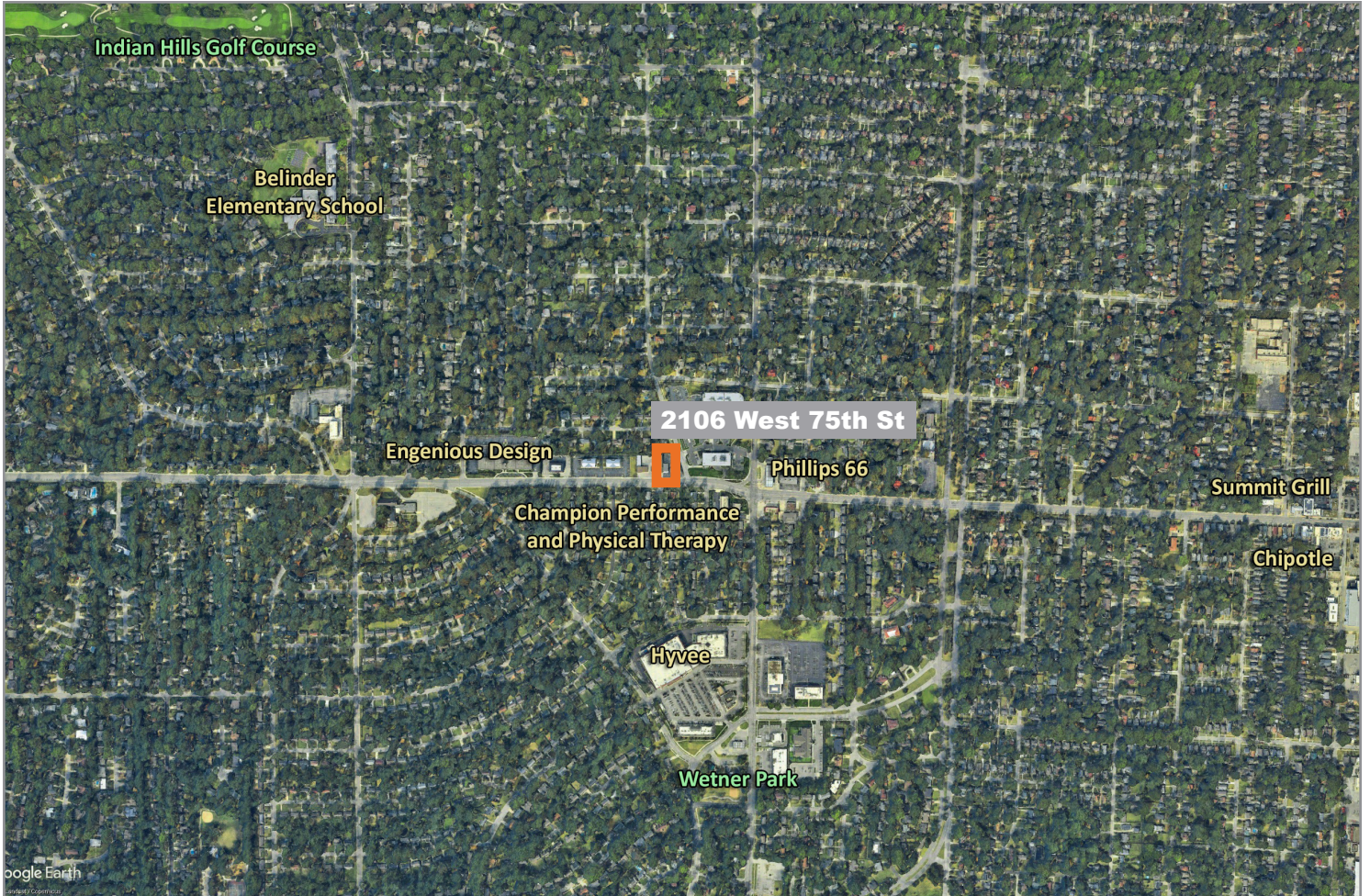
Lower Level



# 2106 West 75th Street

Prarie Village, Kansas 66208

# For Lease



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