

9500 East 63rd Street

Raytown, Missouri 64133

For Sale/Lease

Excellent Investment Opportunity on 63rd Street



FULL FLOOR AVAILABLE FOR LEASE

- FOR SALE (Potential Repositioning or Conversion)
- 520 SF – 6,540 SF” (Full 2nd Floor Available)
- Excellent Investment Opportunity off 63rd Street
- Exterior Signage Available
- All Spaces Have Great Window Coverage
- 17 Minutes from Downtown Kansas City

For more information:

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Building Specifications

Building Size:	13,082 SF
Building Description:	Two-story brick building
Space Available:	Suite 201: 861 SF Suite 203: 549 SF Suite 205: 520 SF Suite 206: 928 SF Suite 207: 1,266 SF Suite 208: 2,089 SF
Available:	Immediately
Rental Rates:	\$13.00 PSF - full service, net of electrical and janitorial
Sale Price:	\$996,120 (\$76.00 PSF)
Parking:	4.5 : 1,000

For more information:

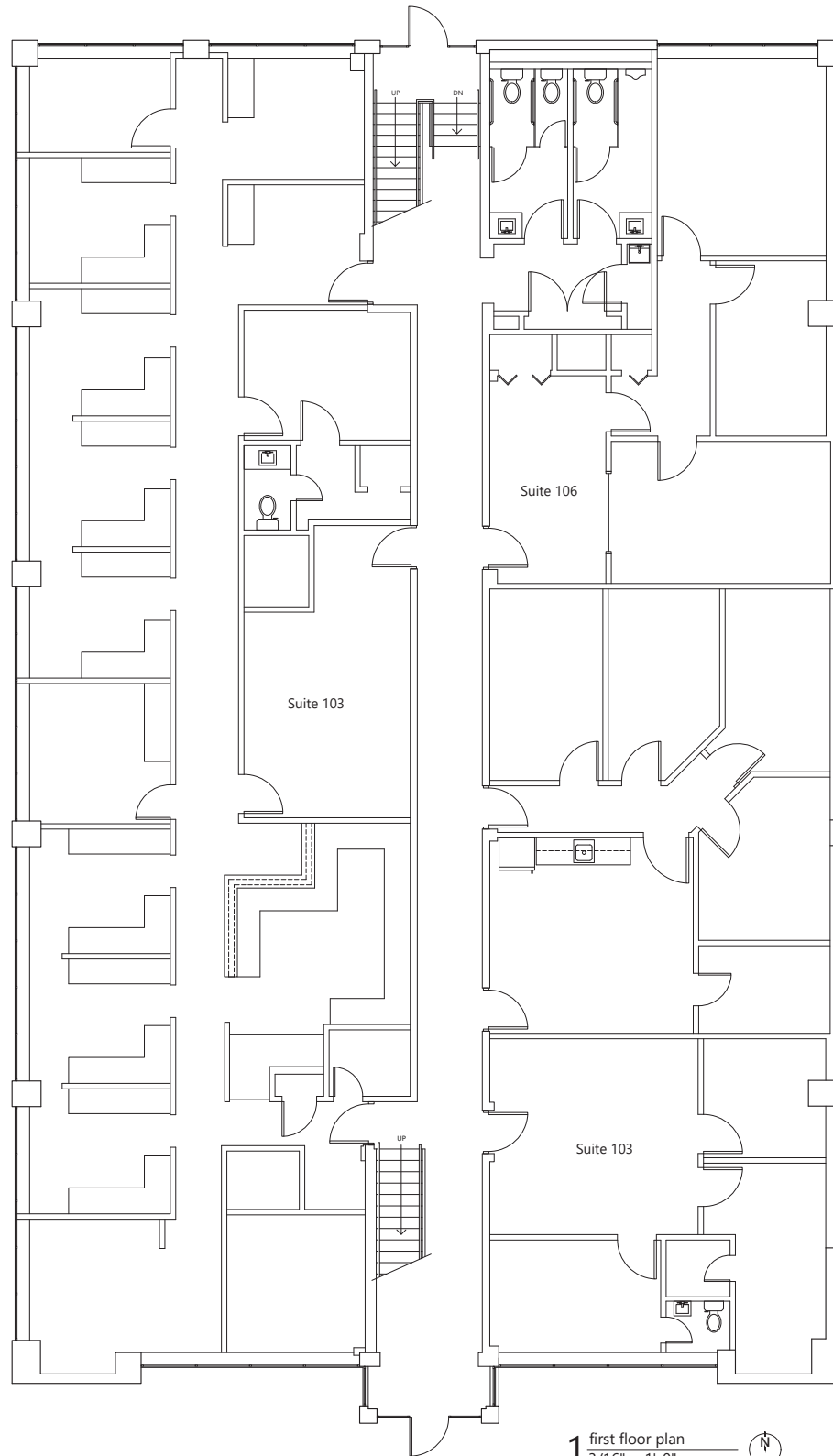
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1 first floor plan
3/16" = 1'-0"



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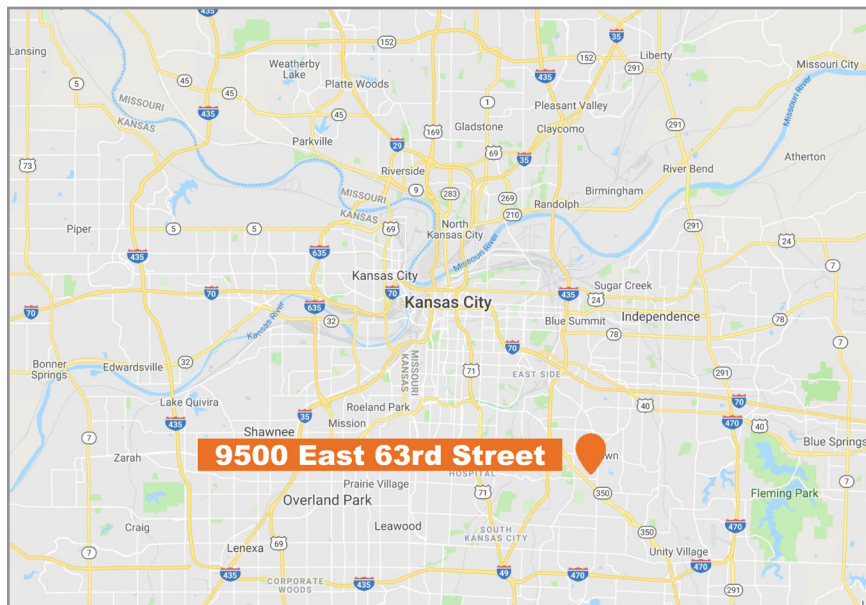
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An aerial photograph of a suburban area in Raytown, Missouri. The map shows a grid of streets including Raytown Road, Raytown Trafficway, and East 63rd Street. A red rectangle highlights a property at 9500 East 63rd Street, located near a large green field and a parking lot. The surrounding area includes residential houses, trees, and commercial buildings.



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