

TWO-STORY | 26,142 SF BUILDING

10990 QUIVIRA RD
OVERLAND PARK, KS 66210

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PROPERTY HIGHLIGHTS

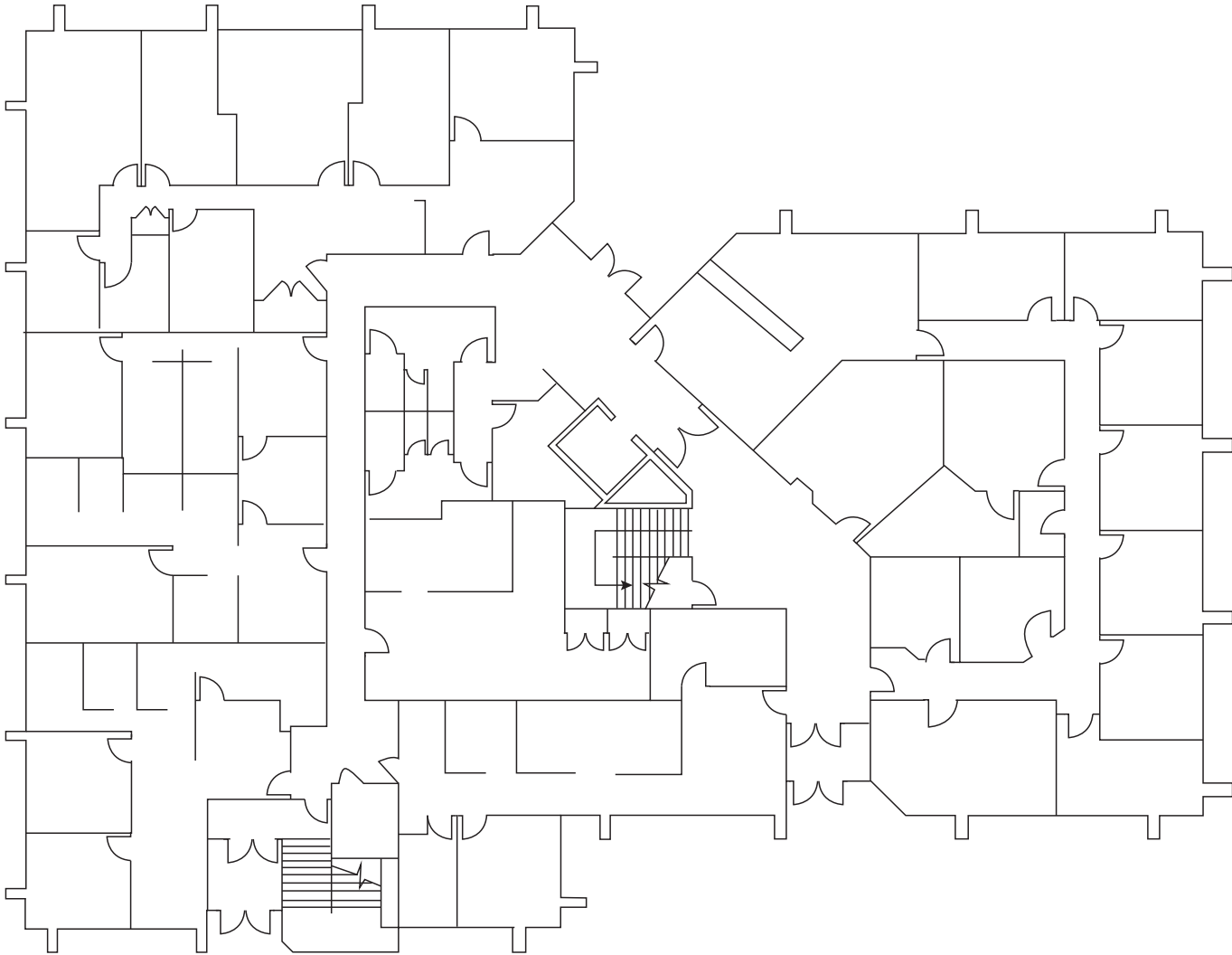
- Two-story, 26,142 SF building
- Situated on 2.10 acres
- Built in 1985
- 105 surface parking spaces (4/1,000 ratio)
- Zoned CP-O (Planned Office Building District)
- Convenient highway access – 0.5 miles from I-435 and 1.3 miles from 69 Hwy
- Numerous restaurants and retailers within walking distance
- \$4,750,000 asking price
- Multiple tenants willing to stay in place and sign new leases (up to 10,366 RSF total).



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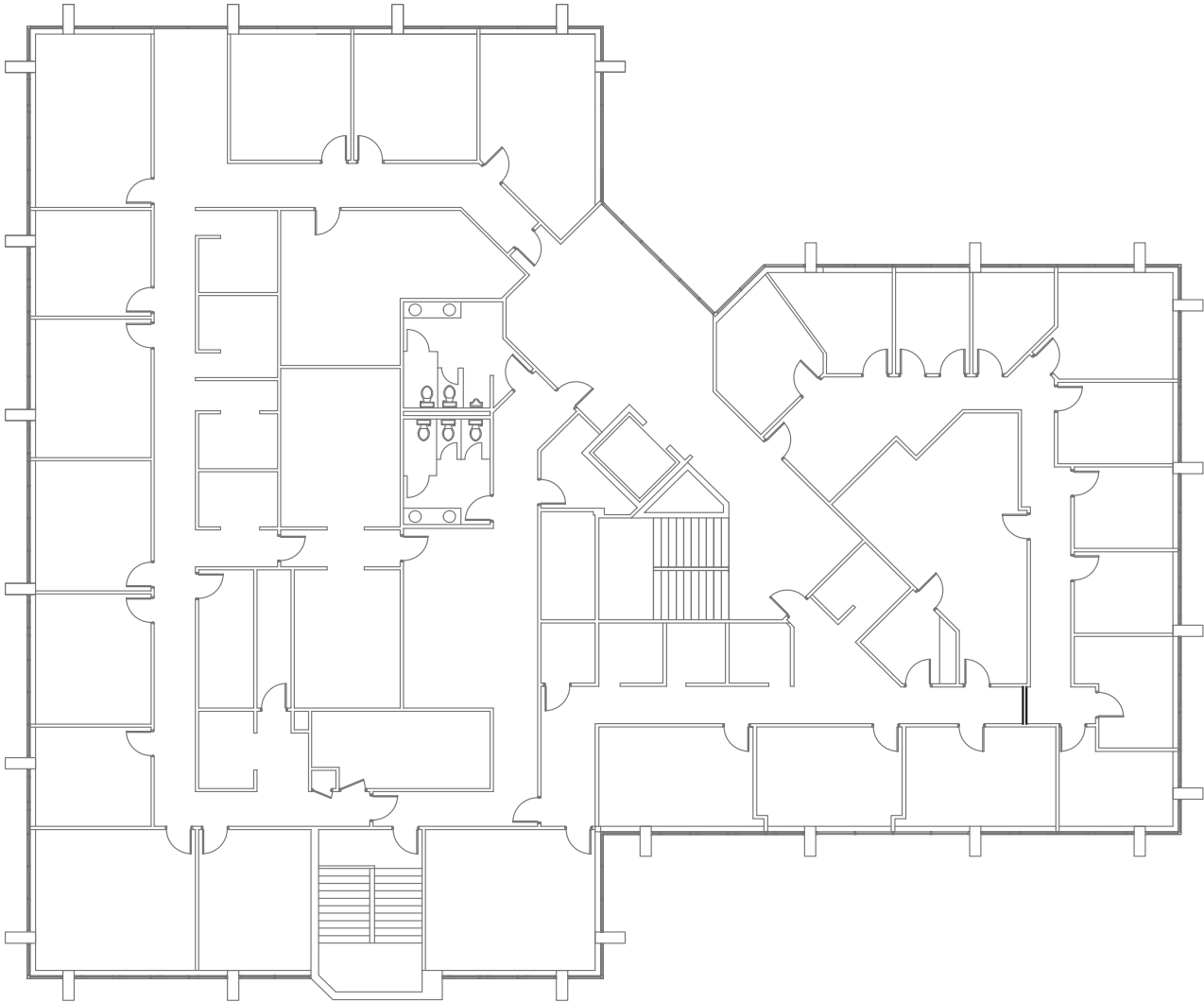
FIRST LEVEL FLOOR PLAN



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SECOND LEVEL FLOOR PLAN



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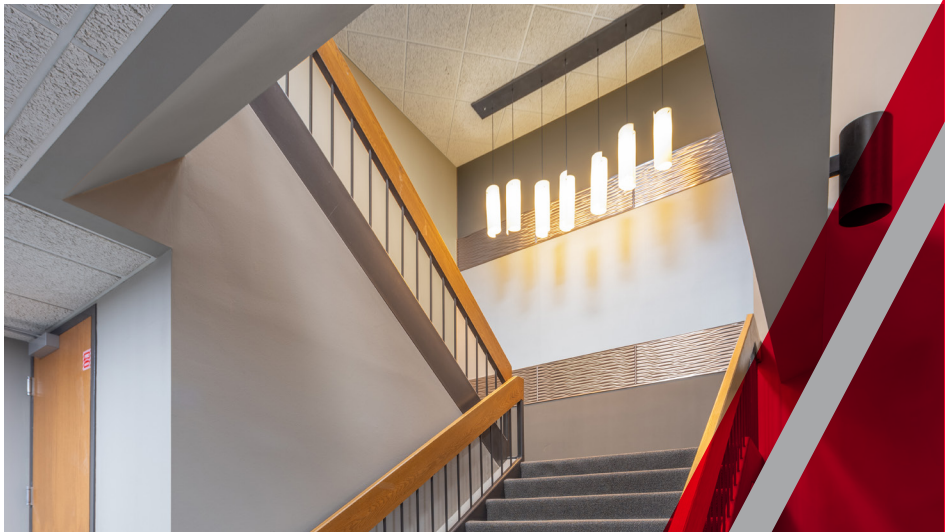
PROPERTY PHOTOS



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AMENITIES MAP



- 1. HAWAIIAN BROS
— ISLAND GRILL —
- 2.
- 3.
- 4. Panera
BREAD®
- 5. Ricco's
- 6. Nerman Museum
of Contemporary Art
- 7. DOUBLETREE
BY HILTON™
- 8. GAROZZO'S
RESTAURANT

10990 QUIVIRA RD.
OVERLAND PARK

1. HAWAIIAN BROS ISLAND GRILL

2. MCDONALDS

7. DOUBLE TREE BY HILTON HOTEL

4. PANERA BREAD

3. STARBUCKS

8. GAROZZO'S

5. RICCO'S ITALIAN BISTRO

6. NERMAN MUSEUM
CONTEMPORARY ART



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