

FOR LEASE

# PRAIRIE VIEW BUSINESS CENTER

Kansas City, MO 64153

**YOUR SIGN HERE**

**8,912 SF Available**



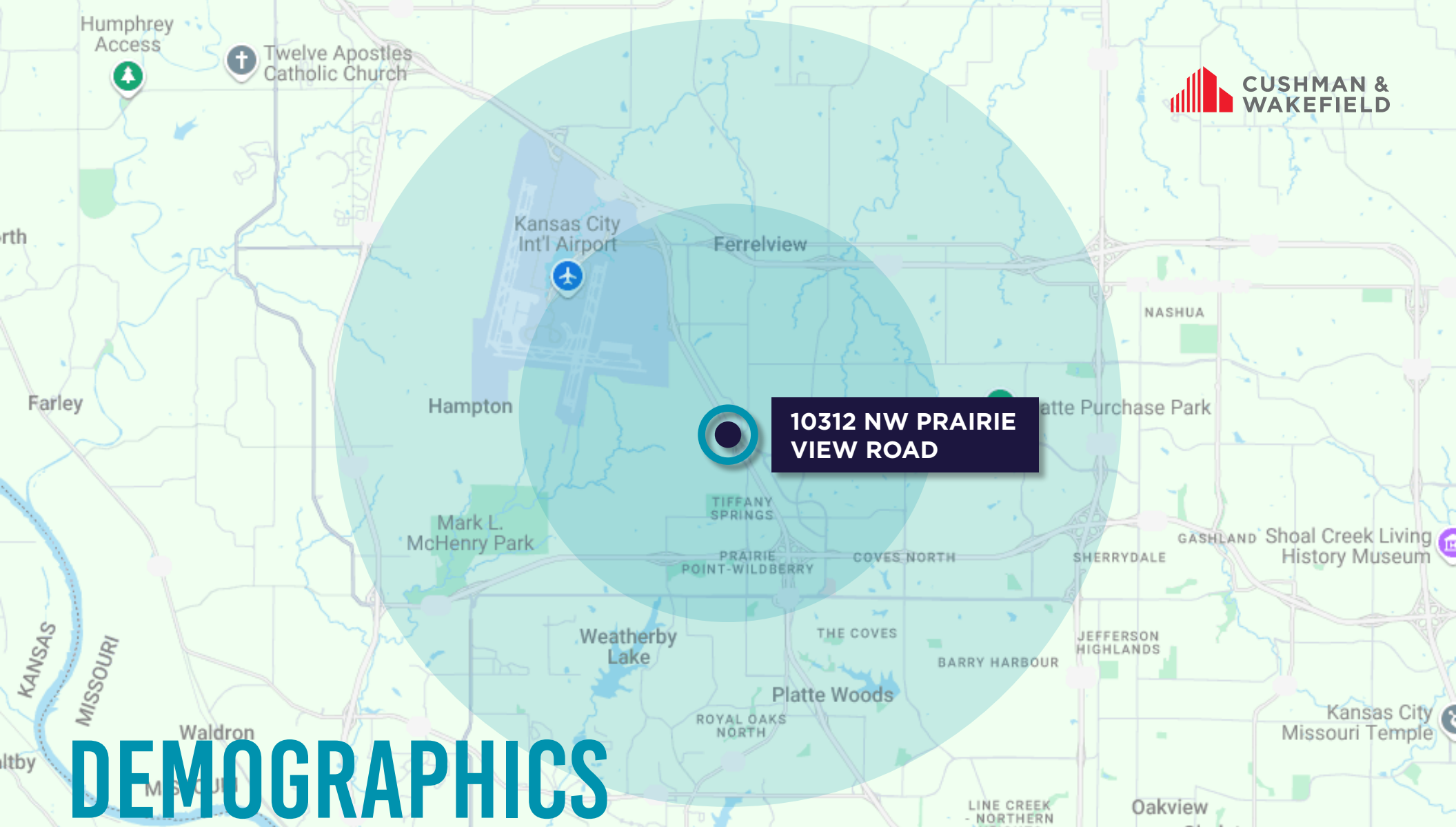
# HIGHLIGHTS

- 8,912 SF Available November 1, 2025.
- Great opportunity for office or flex space.
- Current configuration includes office space in addition to a warehouse area with dock door and mezzanine.
- \$16.50 per SF gross. Utilities and janitorial paid by Tenant.
- Property is fully sprinkled and includes ample parking.
- Signage opportunity on building.
- Great Access from I-29 and within close proximity to great shopping and dining opportunities.
- Moments from Kansas City International Airport



# PROPERTY PHOTOS





**10312 NW PRAIRIE  
VIEW ROAD**

# DEMOGRAPHICS



**POPULATION**

**21,171**  
*Within 3 Miles*

**55,648**  
*Within 5 Miles*



**AVG. HH INCOME**

**\$109,669**  
*Within 3 Miles*

**\$106,509**  
*Within 5 Miles*



**OWNER OCCUPIED HOUSING**

**57.3%**  
*Within 3 Miles*

**60.9%**  
*Within 5 Miles*



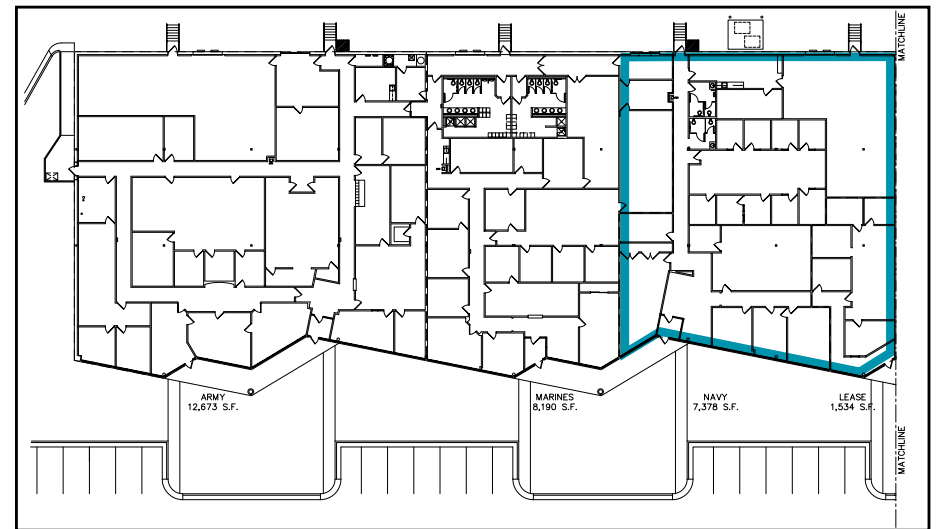
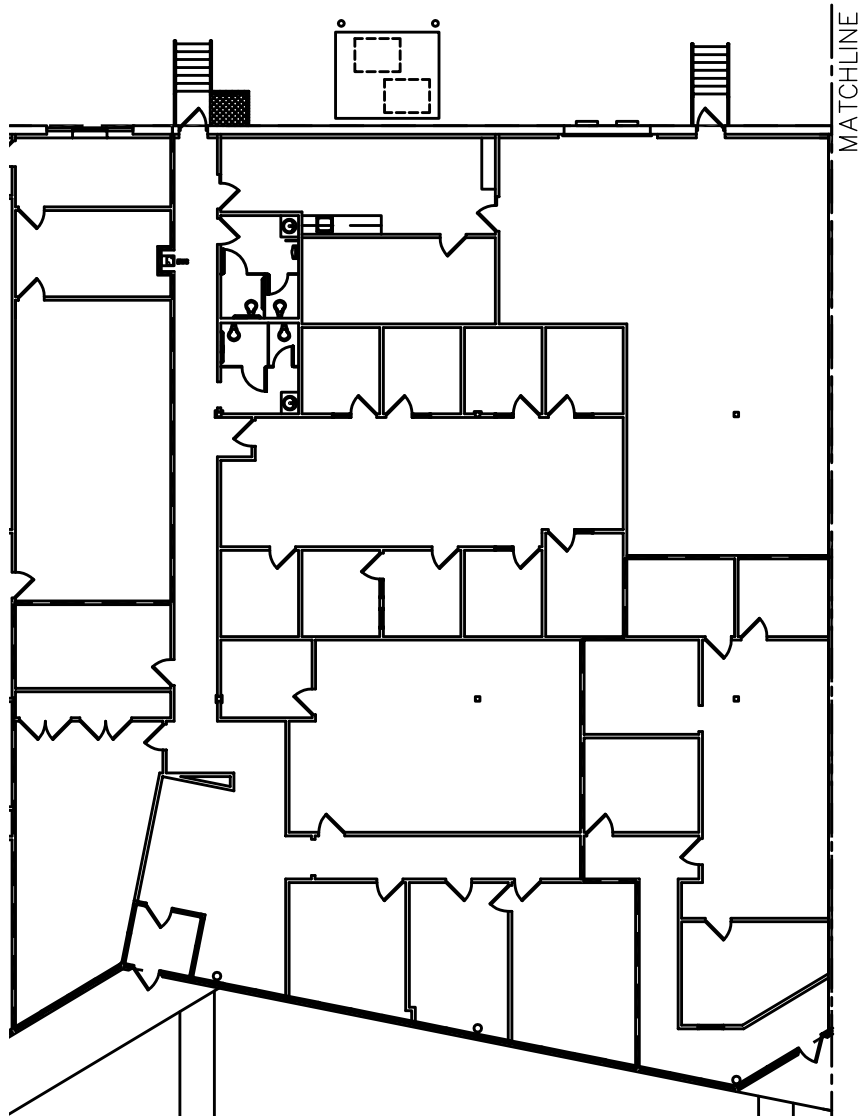
**MEDIAN AGE**

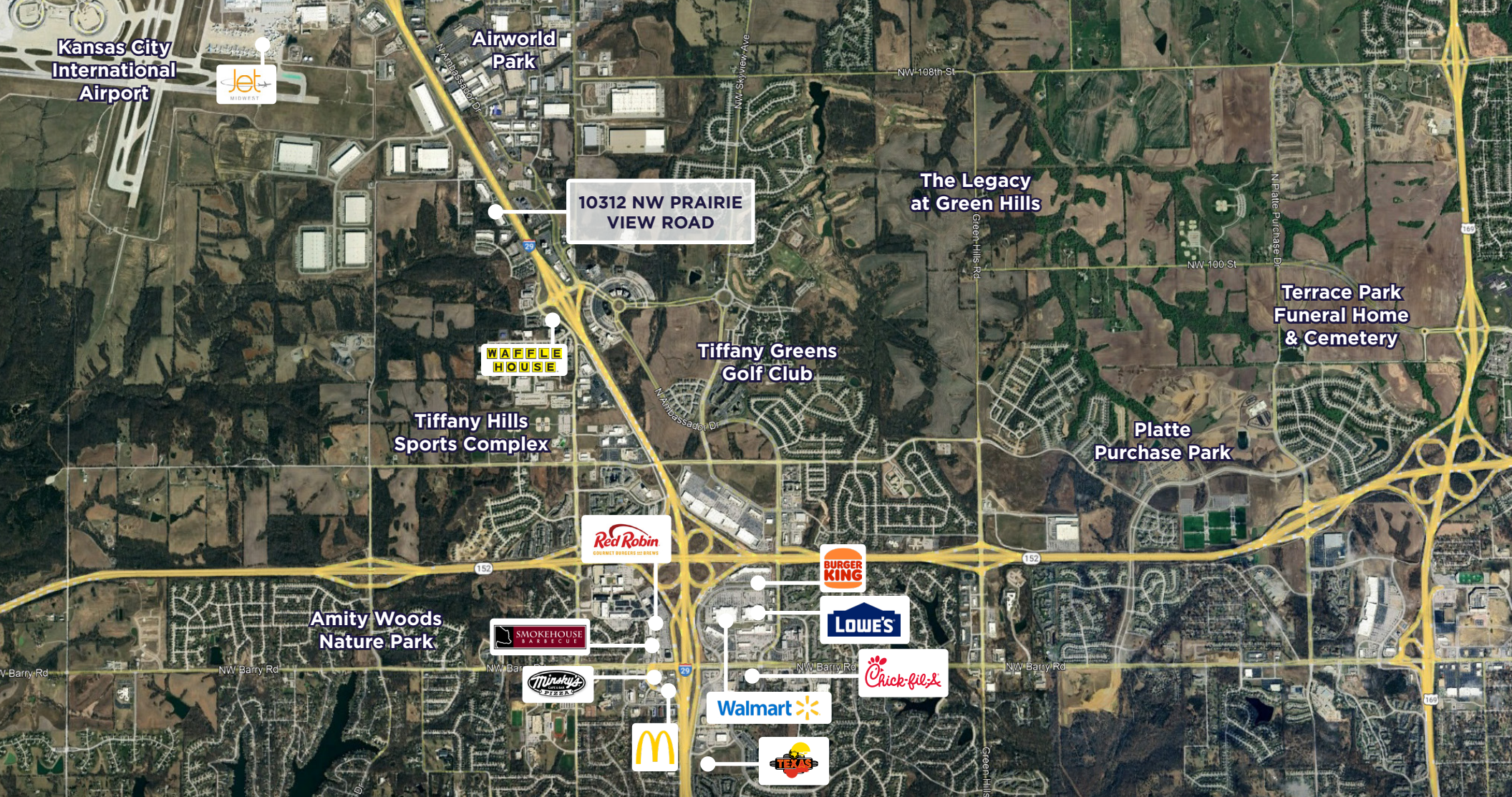
**35.8**  
*Within 3 Miles*

**38.2**  
*Within 5 Miles*



# FLOOR PLAN





## CONTACT INFO

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