

PennTower

3100 Broadway Boulevard / Kansas City, MO



FULL 9TH FLOOR AVAILABLE WITH SPECTACULAR
DOWNTOWN VIEWS AND FAÇADE SIGN



HOME

HIGHLIGHTS

PHOTOS

LABOR MARKET/DRIVE TIMES

LOCATION

For more information, please contact:

Suzanne Dimmel, CCIM
Director
+1 816 412 0271
suzanne.dimmel@cushwake.com

Leonard Popplewell
Associate
+1 816 412 0236
leonard.popplewell@cushwake.com

Andrew Greene
Associate
+1 816 216 5654
andrew.greene@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 816 842 2798
cushmanwakefield.com

Property Highlights

- Premier 200,000 SF landmark office tower strategically located at southwest corner of 31st and Broadway with less than a 20 minute employee commute within the metro area
- Panoramic skyline views of Downtown, Crossroads and Country Club Plaza with exposure to over 35,400 cars daily
- A Class B building which reflects to the cost conscious occupant a comfortable and efficient employee working environment
- Two building conference rooms available to tenants at no cost, renovated workout space and building storage areas
- Long term local institutional ownership with ongoing common area and lobby renovations
- Aggressive lease rates and tenant improvement allowances for long-term tenants
- Recently renovated 756 car covered parking garage with direct building access to the second, third and fourth floors
- Next door to Penn Valley Community College, with over 6,000 students specializing in health and nursing
- Amenities of the Country Club Plaza, Crossroads, Midtown, amenities, restaurants and entertainment
- On-site property management insures prompt responses to employee comfort and 24 hour on site security
- Major bus routes at intersection of Broadway and 31st Street
- Large open gathering lobby atrium areas and building deli located on the first floor
- PennTower represents the maximum value from your occupancy cost while insuring employee comfort

For more information, please contact:

Suzanne Dimmel, CCIM
Director
+1 816 412 0271
suzanne.dimmel@cushwake.com

Leonard Popplewell
Associate
+1 816 412 0236
leonard.popplewell@cushwake.com

Andrew Greene
Associate
+1 816 216 5654
andrew.greene@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 816 842 2798
cushmanwakefield.com

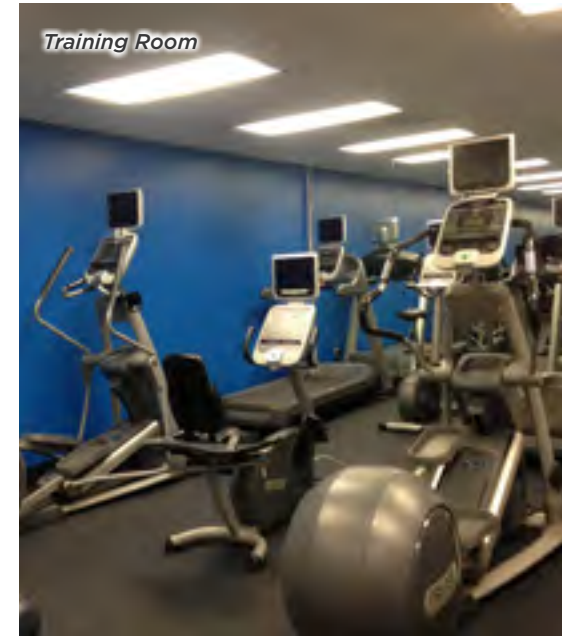
HOME

HIGHLIGHTS

PHOTOS

LABOR MARKET/DRIVE TIMES

LOCATION

Lobby & Gathering Area*Building Conference Room**Updated Lobby**9th Full Floor - 16,274 SF**Training Room**Downtown Skyline*

For more information, please contact:

Suzanne Dimmel, CCIM
Director
+1 816 412 0271
suzanne.dimmel@cushwake.com

Leonard Popplewell
Associate
+1 816 412 0236
leonard.popplewell@cushwake.com

Andrew Greene
Associate
+1 816 216 5654
andrew.greene@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 816 842 2798
cushmanwakefield.com

[HOME](#)[HIGHLIGHTS](#)[PHOTOS](#)[LABOR MARKET/DRIVE TIMES](#)[LOCATION](#)

For more information, please contact:

Suzanne Dimmel, CCIM
Director
+1 816 412 0271
suzanne.dimmel@cushwake.com

Leonard Popplewell
Associate
+1 816 412 0236
leonard.popplewell@cushwake.com

Andrew Greene
Associate
+1 816 216 5654
andrew.greene@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 816 842 2798
cushmanwakefield.com