



# NORTHLAND

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## PARK

**BUILDING VII**  
**±521,520 SF AVAILABLE**

**HIGHWAY 210 & N PLEASANT AVE / KANSAS CITY, MO / NEW CONSTRUCTION**



NOT ACTUAL BUILDING

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**CUSHMAN &  
WAKEFIELD**



**NorthPoint™**  
DEVELOPMENT



# NORTHLAND PARK

**BUILDING VII**  
±521,520 SF AVAILABLE

**HIGHWAY 210 & N PLEASANT AVE / KANSAS CITY, MO / NEW CONSTRUCTION**



**±521,520** SQUARE FEET    **±52** DOCK DOORS    **±4** DRIVE INS    **±325** CAR PARKING

LEASE RATE	<b>\$4.50 PSF</b>	DOCK DOORS	<b>52 (EXPANDABLE)</b>
CAM / TAXES / INS	<b>\$0.25 / \$0.08 / \$0.06 PSF</b>	DRIVE-IN DOORS	<b>4</b>
BUILDING SF	<b>±521,520</b>	TRAILER PARKING	<b>142</b>
AVAILABLE SF	<b>±521,520</b>	AUTO PARKING	<b>±325 CARS</b>
BUILDING DIMENSIONS	<b>520' DEEP X 1,144'</b>	FIRE PROTECTION	<b>ESFR - K-25   K-17</b>
COLUMN SPACING	<b>50' X 52' COLUMNS 60' X 52' SPEED BAYS</b>	LIGHTING	<b>LED, 30 FC IN WAREHOUSE SITE FULLY LIT</b>
CLEAR HEIGHT	<b>36'</b>	CONSTRUCTION	<b>PRE-CAST CONCRETE</b>



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