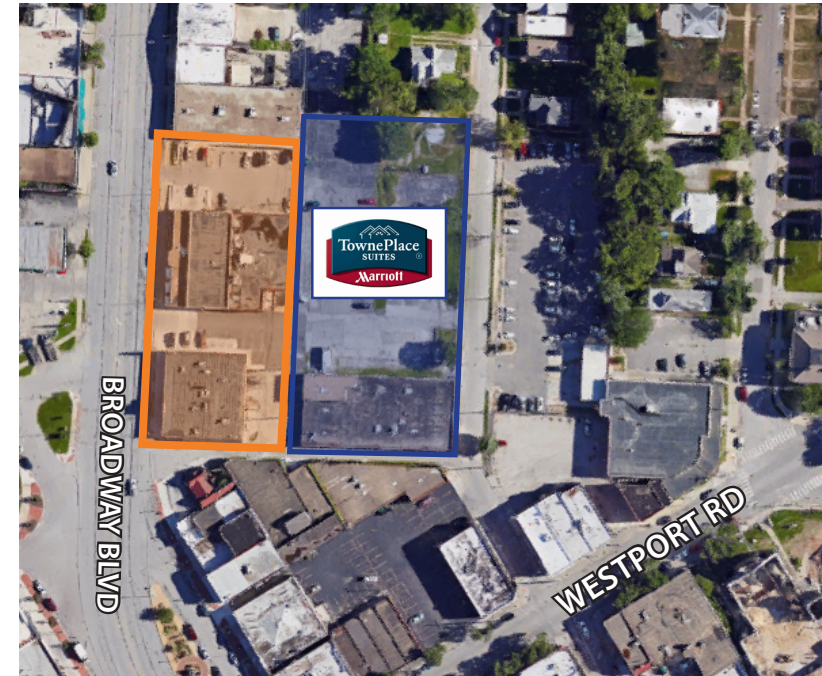


# 40 BROADWAY

RETAIL/OFFICE SPACE AVAILABLE

LANE4 | insignia

3953 - 3959 BROADWAY BLVD, KANSAS CITY, MO



## HIGHLIGHTS

- New to market - full building available up to 17,380 SF
- Flexible office space layout with private entrance off Broadway Blvd.
- Up to 3,275 SF of retail space fronting Broadway Blvd.
  - Former restaurant with equipment in place
- Located on Broadway Blvd. in historic Westport District
- Walkable to Westport Rd. restaurants and retailers
- Adjacent to planned TownePlace Suites by Marriott
- Less than five minutes from the Country Club Plaza

4705 Central Street | Kansas City, MO 64112  
816.960.1444 | lane4group.com

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# 40BROADWAY

3953-3959 BROADWAY BLVD, KANSAS CITY, MO



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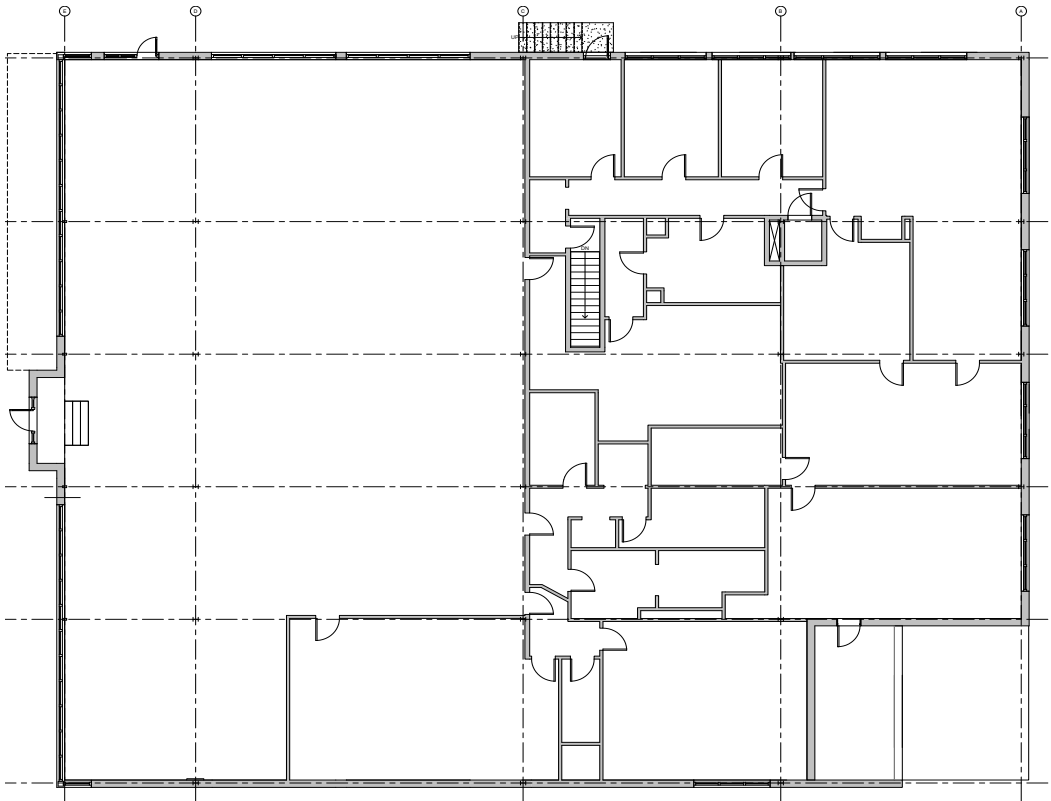
# 40BROADWAY

3953-3959 BROADWAY BLVD, KANSAS CITY, MO

## FLOOR PLANS

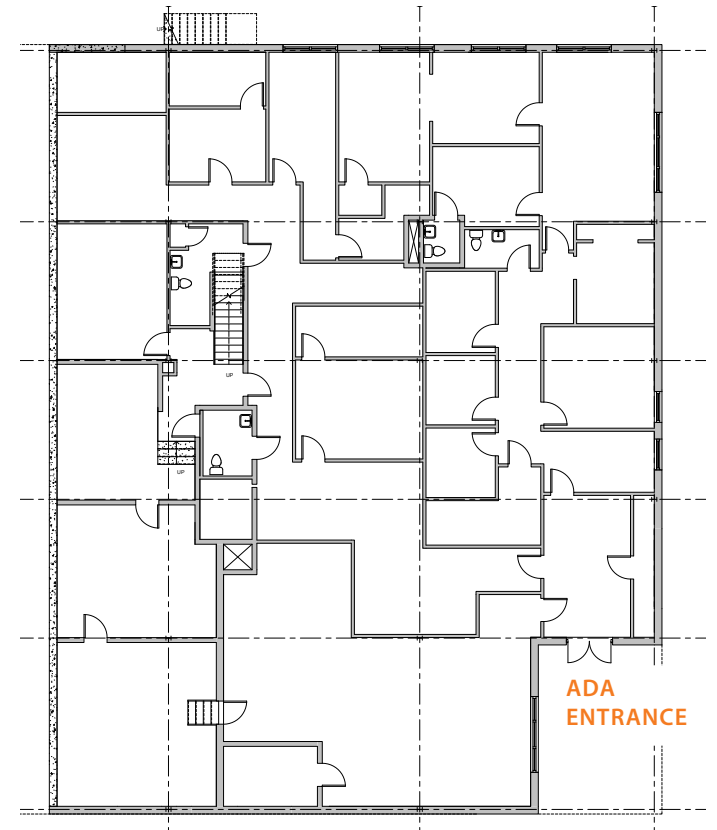
### BUILDING 1

3953 BROADWAY BLVD



### FIRST FLOOR

11,294 SF



### LOWER LEVEL

6,086 SF

# 40BROADWAY

3953-3959 BROADWAY BLVD, KANSAS CITY, MO

## FLOOR PLANS

### BUILDING 2

3959 BROADWAY BLVD

