

# LEAWOOD, KANSAS

## Medical/Office Condo For Sale

11201 Nall Avenue  
Leawood, KS 66211



### PROPERTY HIGHLIGHTS

- 2,700 RSF Condo
- Sale Price: \$595,000
- Located within the University Park
- Upgraded professional office finish
- Building signage on two sides
- Three sides of glass with two corner offices in the space
- Ample parking right out front



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**KH** Est. 1879 **Kessinger  
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COMMERCIAL REAL ESTATE  
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# PROPERTY OFFERING

This offering provides a great opportunity for a small business to own and occupy their office space within the College Boulevard office market. This asset is extremely well located in Leawood, Kansas which is one of the strongest office submarkets in Johnson County, Kansas and has the ability to appreciate and easily resale.

The condo is part of the University Park condominiums.

- Property Address: 11201 Nall | Leawood, KS 66211
- Size: 2,700 (+/-) rentable square feet
- Floors: Single-story
- Location: Two blocks south of College & Nall
- Class: B
- Occupancy: Owner occupied and will vacate upon a sale or lease
- Sale Price: \$595,000
- Zoning: SD-O

# PROPERTY HIGHLIGHTS

Location and Identity - New opportunity to purchase a small office condominium located at 112th & Nall in Leawood, Kansas.

Property Ownership - The property's size allows a small business owner to own their office space and pay rent to themselves. In addition, the property has the ability to be subdivided.

