

CREATE YOUR OWN VIBE

RESTAURANT & RETAIL



CORRIGAN
STATION



1828 Walnut, Kansas City, MO



corriganstation.com

An urban mixed-use development has emerged on 19th and Main in the heart of Kansas City's Crossroads Arts District.

You need to be part of it.



|| Crossroads culture personified in a location.

Collaborative. Creative. Connected. ||

- Corrigan Station is fully leased office building with street front and lower level retail space available for a unique user.
- Door-step access to the KC Streetcar
- Surrounded by abundant activity from residential developments, hotels, restaurants, nightlife, retail and more
- More than 90,000 SF of space on-site with more than 1,000 daily users
- Walk Score® of 86, Transit Score® of 70
- LEED™ certification with energy-efficient design that includes solar panels and Daikin HVAC



1828 Walnut, Kansas City, MO



corriganstation.com

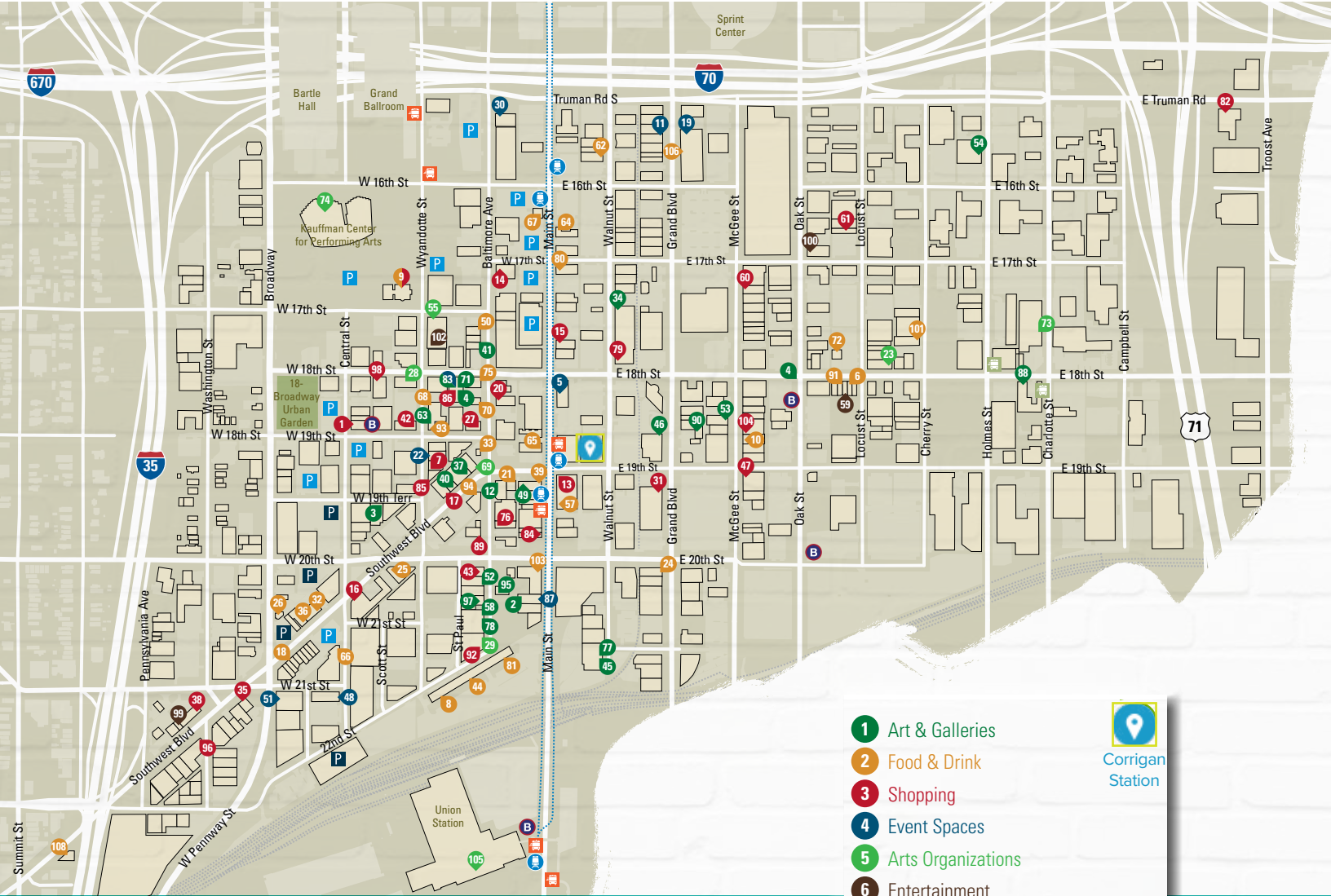


Located in the heart of the Crossroads Arts District, Corrigan Station is an iconic historic landmark that received a new life as a vibrant, mixed-use destination for tenants and visitors. The site offers prime visibility, great access and connectivity, and desirable co-tenancy – a perfect fit for retailers seeking a **modern space in the heart of the action.**

Corrigan Station is directly in the middle of the Crossroads with easy access to downtown, the Power & Light District and Crown Center via the Kansas City Streetcar line with a stop located immediately outside the building on 19th and Main Street.

Home of First Fridays, The Crossroads Arts District is comprised of more than 40 art galleries, a concentration of creative architectural and design firms, multiple restaurant and retail concepts, nightlife, and one million square feet of hip, urban, and high-tech office space.







II RELAX & ENJOY THE PARC II

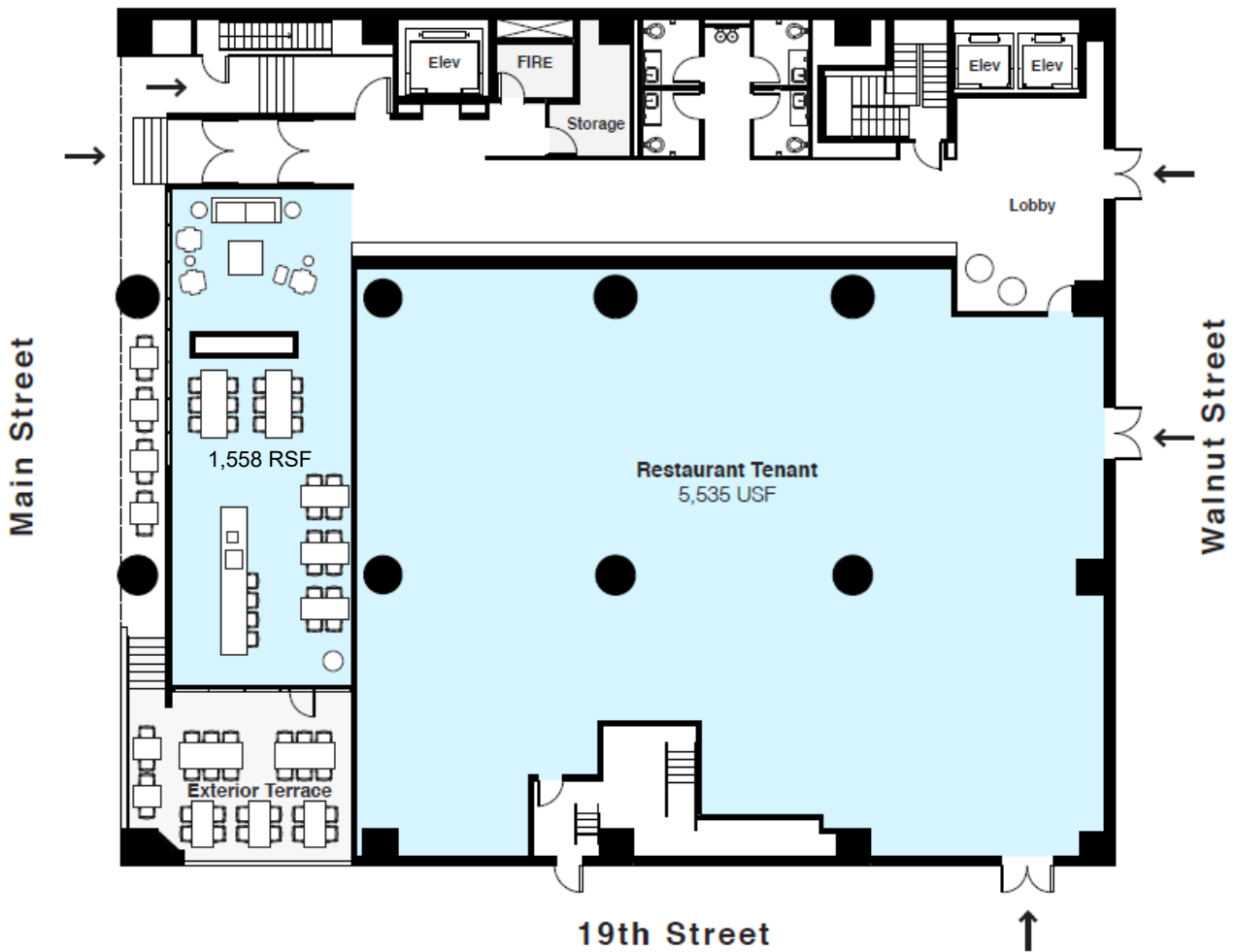
The PARC connects the new structure and the historic Corrigan Building featuring a fast-casual diner, SAUCED.

SAUCED is an Urban Lunch Counter that will feature Chik Bites, Burgers, Pulled Pork, Chicken Sandwiches, and Salads. They will be open starting at 10:30 and close when they are sold out.



1ST FLOOR

- 1,558 RSF
- Second generation turn-key coffee or retail
- Street front access to 19th Street
- Overlooks the ParC
- Outdoor Patio



LOWER LEVEL

- 1,744 SF
- Separate entrance to building
- Programmable common areas for tenant use
- Converted boiler room with great character



**Can you see yourself here? Take the next step.
Make your appointment today!**



Leasing by Copaken Brooks
816.701.5028

Erin Johnston
ejohnston@copaken-brooks.com

THOS. CORRIGAN BUILDING

1828 Walnut, Kansas City, MO



corriganstation.com

 copaken brooks
COMMERCIAL REAL ESTATE

3D development