

PREMIER OFFICE & INDUSTRIAL SPACE AVAILABLE



SPACE HIGHLIGHTS

- **17,206 SF of Office and Industrial Space**
- **Free, Convenient On-site Parking**
- Positioned in a **well-maintained** and **secured** business park setting
- Prominent I-35 monument signage available
- **Google Fiber Available**
- **Clear visibility** and **instant accessibility** to I-35
- **Great location** central to the city's major thoroughfares; moments from the Plaza, Crown Center, Westport and Downtown

LEASING CONTACT

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P (816) 701-5012

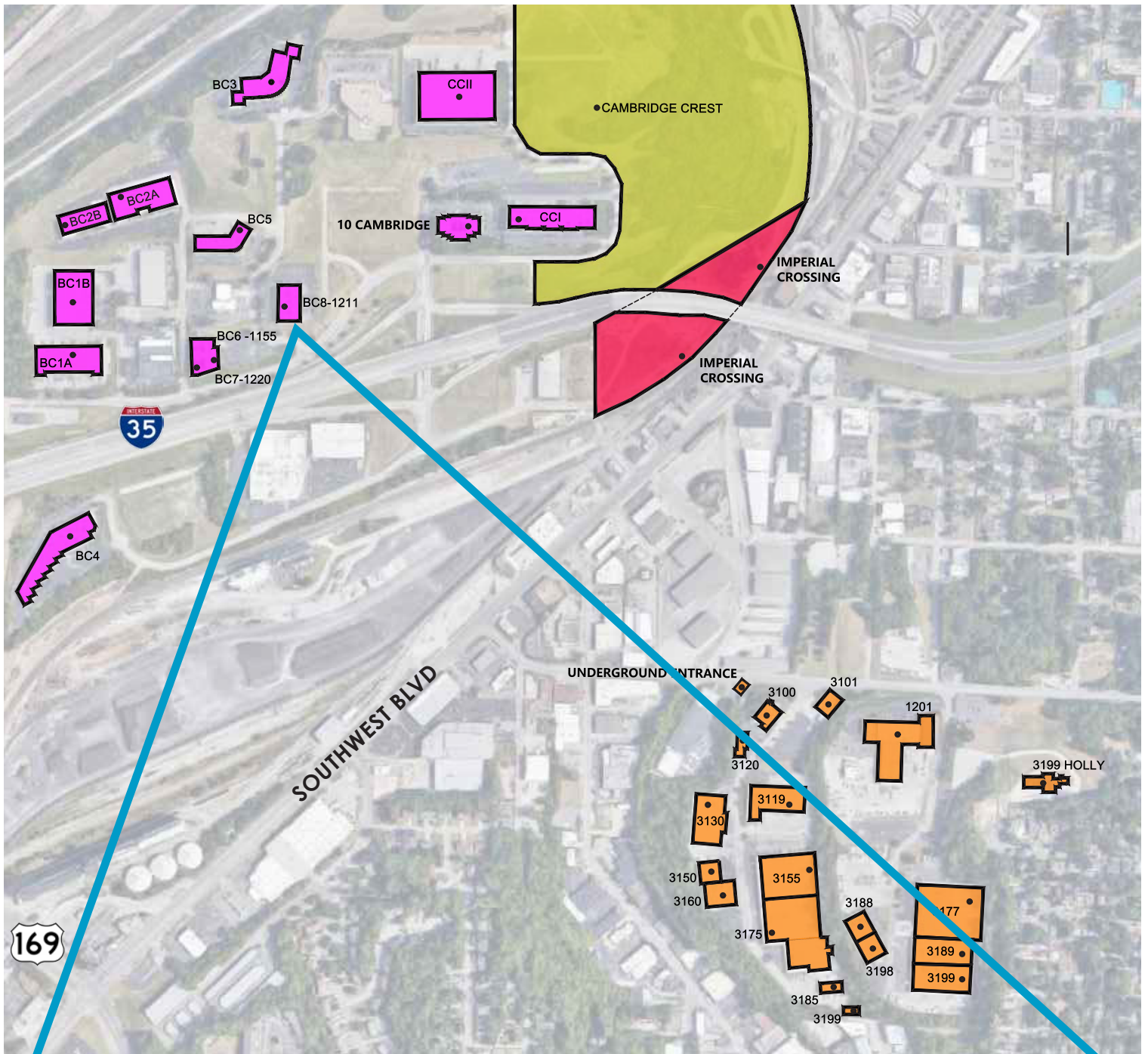
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LOCATION



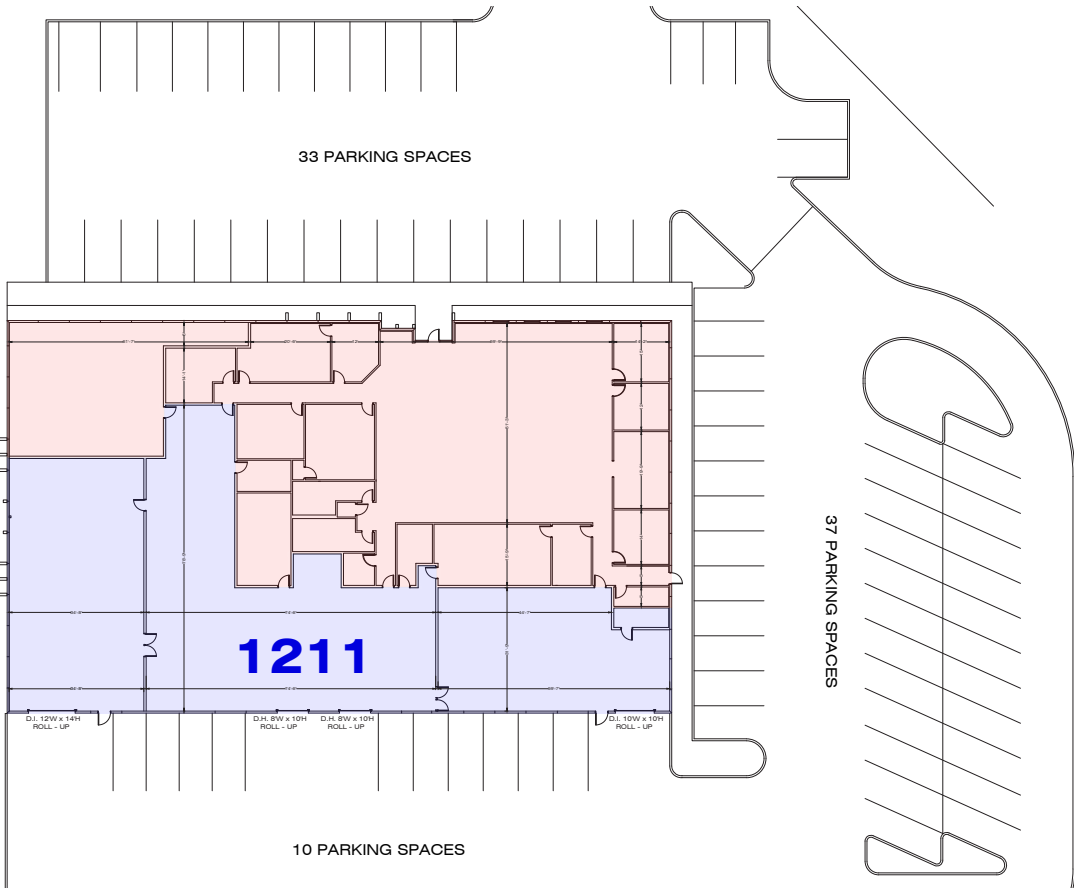
1211 W CAMBRIDGE CIR DR

Total SF Available 17,206 SF **Dock High Doors** 2 (8'x10')

Office SF 9,374 SF **Drive-In Doors** 1 (12'x14') & 1 (10'x10')

Warehouse SF 7,832 SF **Ceiling Height** 16' 6"

Signage Monument Signage Visible to I-35 **Notes** Highway Visibility
Google Fiber Available



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