

PREMIER OFFICE AND INDUSTRIAL SPACE FOR LEASE



SPACE HIGHLIGHTS

- **5,474 - 14,002 SF Available**
- **Free, Convenient On-Site Parking**
- Positioned in a **well-maintained** and **secured** business park setting
- Accommodates large and small businesses
- Appropriate for light manufacturing, showroom and warehouse/flex applications
- Prominent I-35 Building Signage
- **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

JEREMIAH DEAN, CCIM

P (816) 701-5012

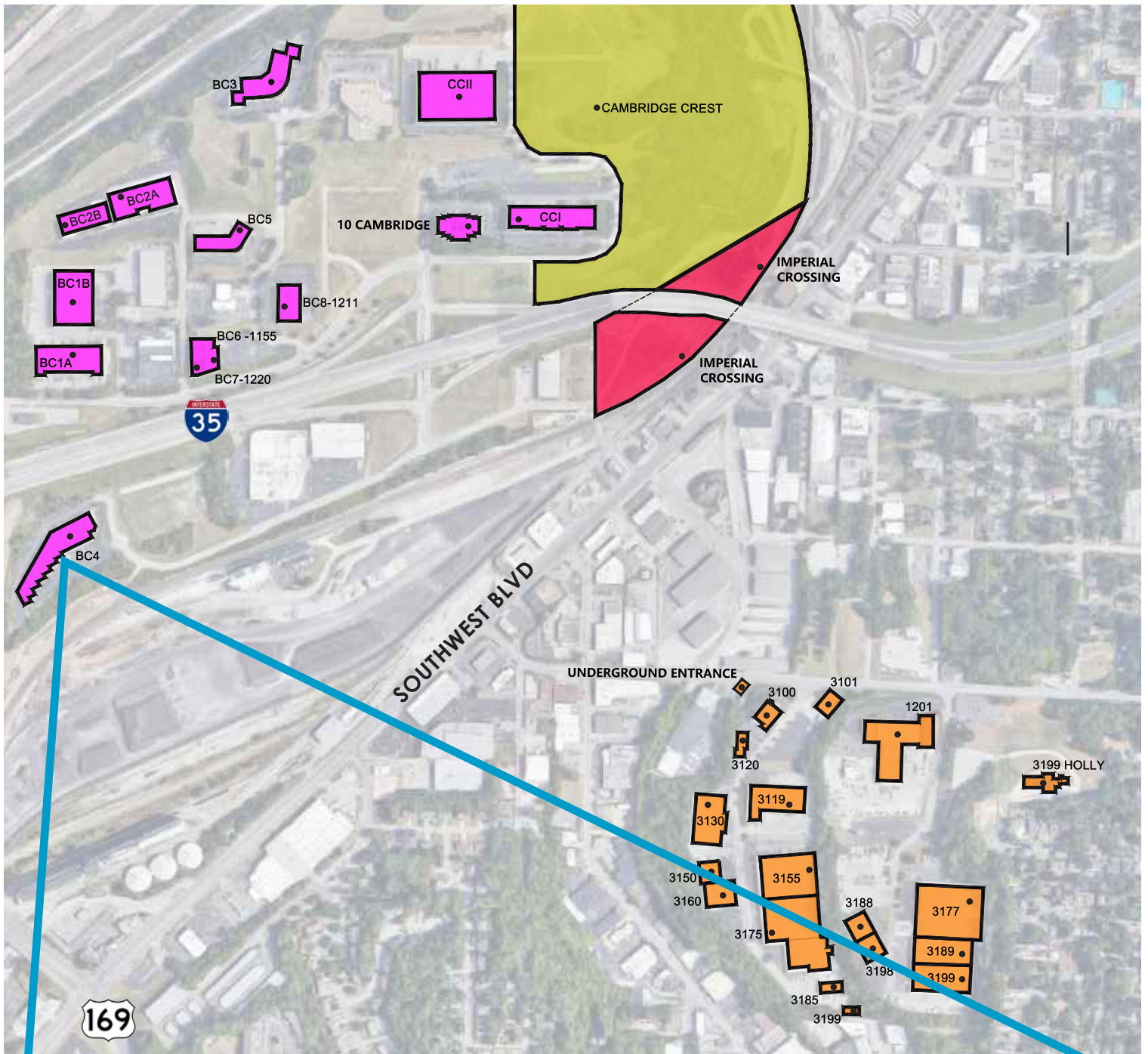
jdean@copaken-brooks.com

MOLLY CRAWFORD MUNNINGHOFF

P (816) 701-5013

mcrawford@copaken-brooks.com

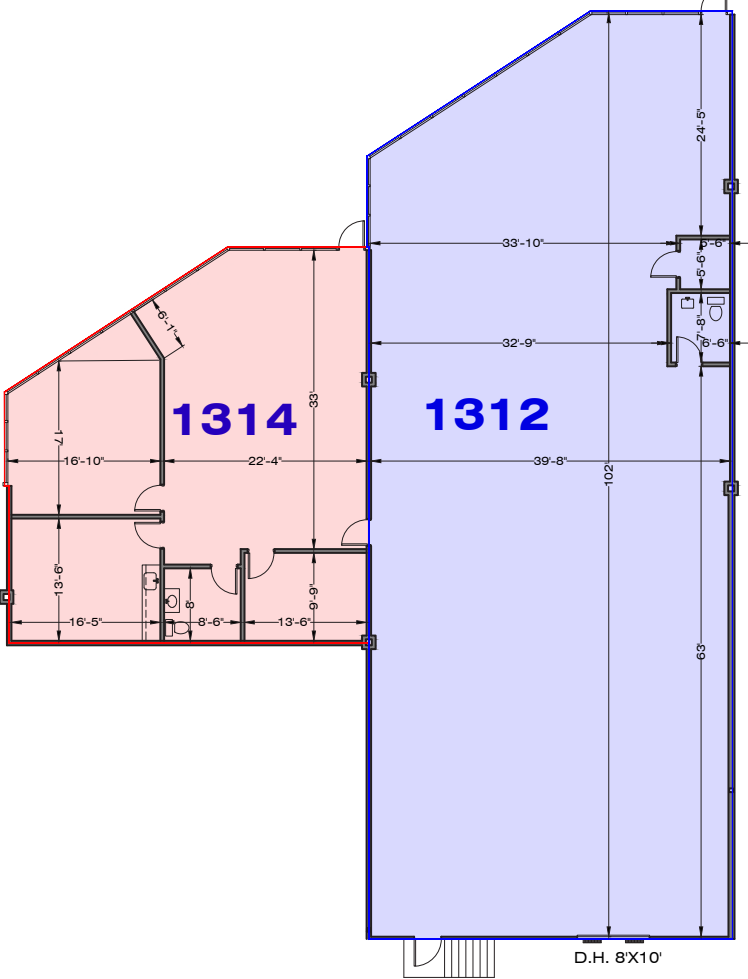
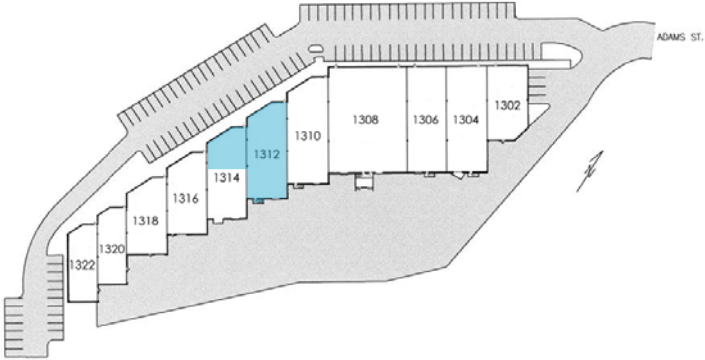
LOCATION



1312-1314 ADAMS ST

BUSINESS CENTER 4

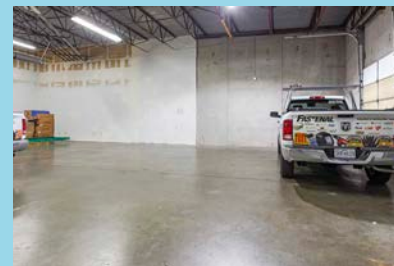
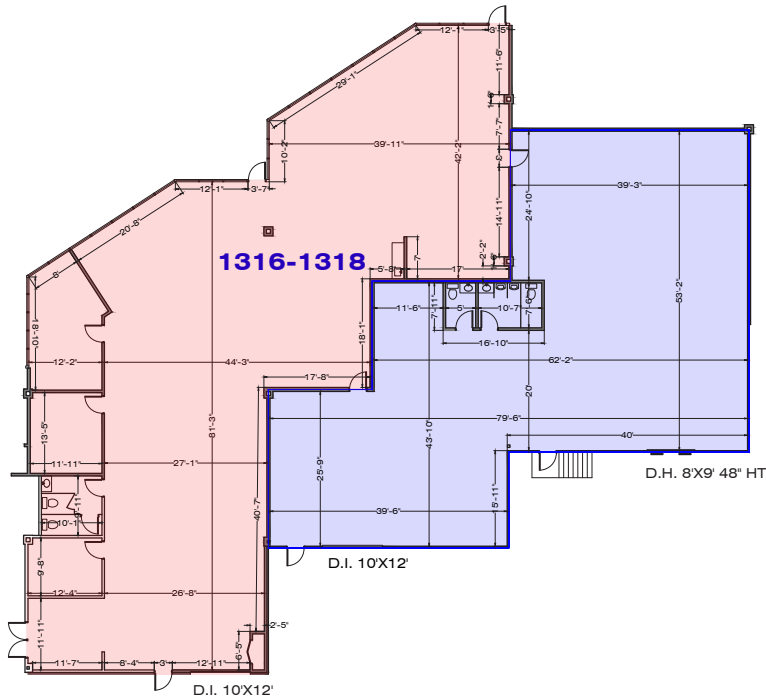
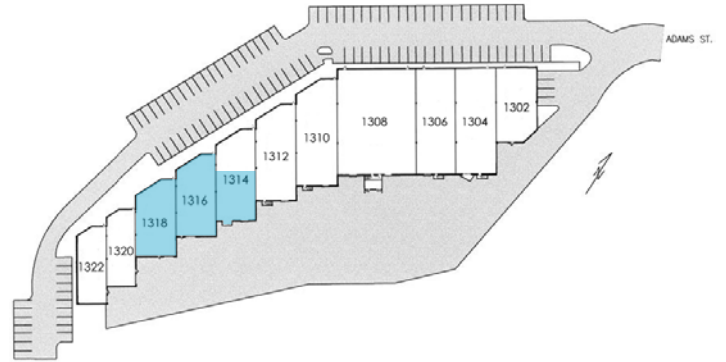
Total SF Available	5,474 SF
Office SF	1,553 SF
Warehouse SF	3,921 SF
Dock High Doors	1 (8' x 10')
Clear Height	16'
Notes	Highway Visibility



1316-1318 ADAMS ST

BUSINESS CENTER 4

Total SF Available	8,528 SF
Office SF	4,924 SF
Warehouse SF	3,604 SF
Dock High Doors	1 (8' x 9')
Drive-In Doors	2 (10' x 12')
Clear Height	16'
Notes	Highway Visibility



1312-1318 ADAMS ST

BUSINESS CENTER 4

Total SF Available 14,002 SF

Office SF 6,477 SF

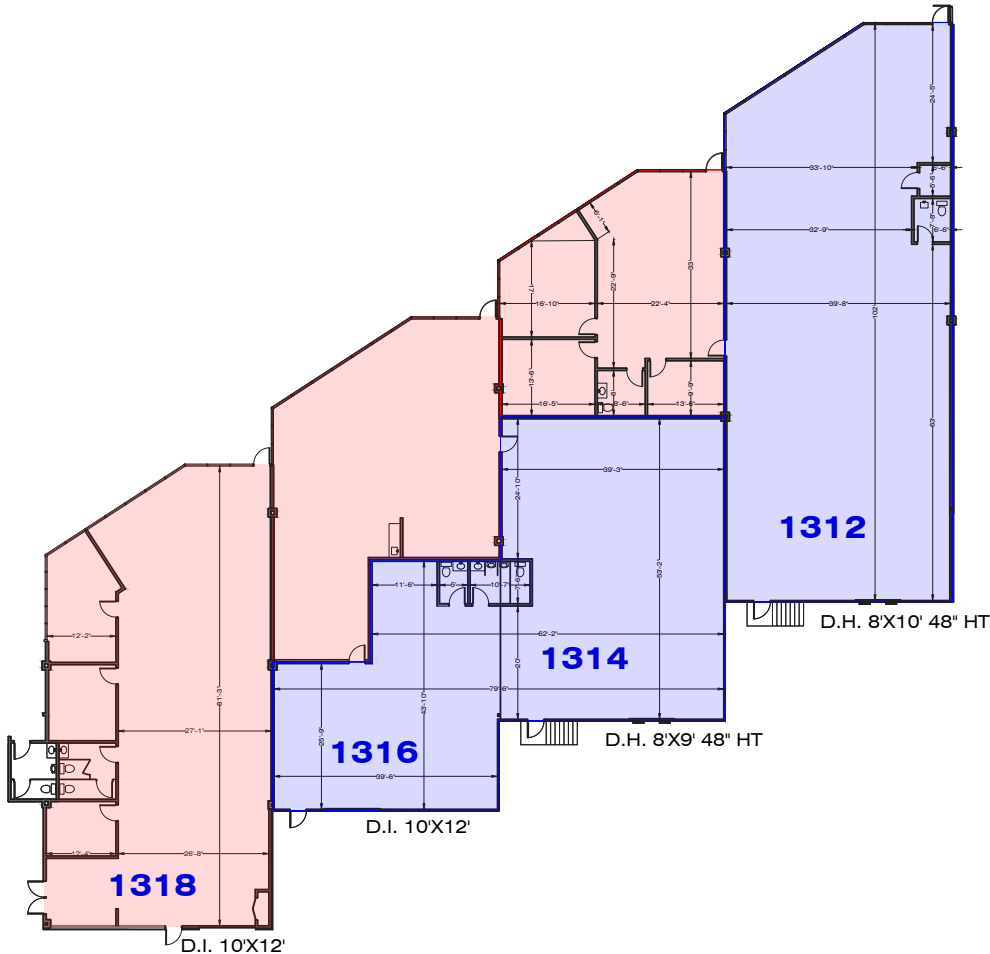
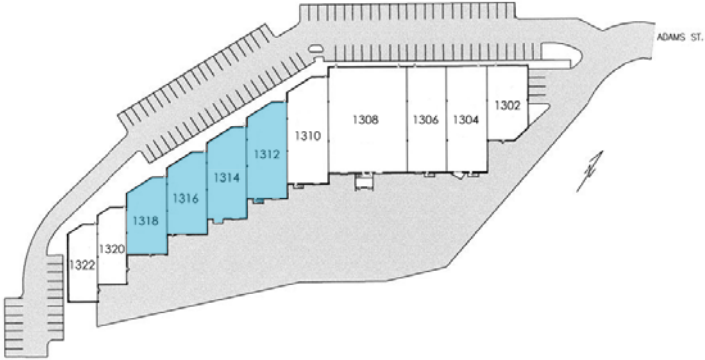
Warehouse SF 7,525 SF

Dock High Doors 1 (8' x 9') & 1 (8' x 10')

Drive-In Doors 2 (10' x 12')

Clear Height 16'

Notes Highway Visibility



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