

PREMIER OFFICE SPACE FOR SUBLEASE



SPACE HIGHLIGHTS

- **4,884 SF**
- Sublease term through August 31, 2029
- Direct Access to Parking Garage
- High-end kitchen, perfect for entertaining guests and collaborating
- KC Streetcar line coming soon
- Gorgeous views of Liberty Memorial and Union Station
- Building amenities include an all new Fitness center, kitchen and conferencing center.
- Walking distance to Crown Center, Union Station and more!

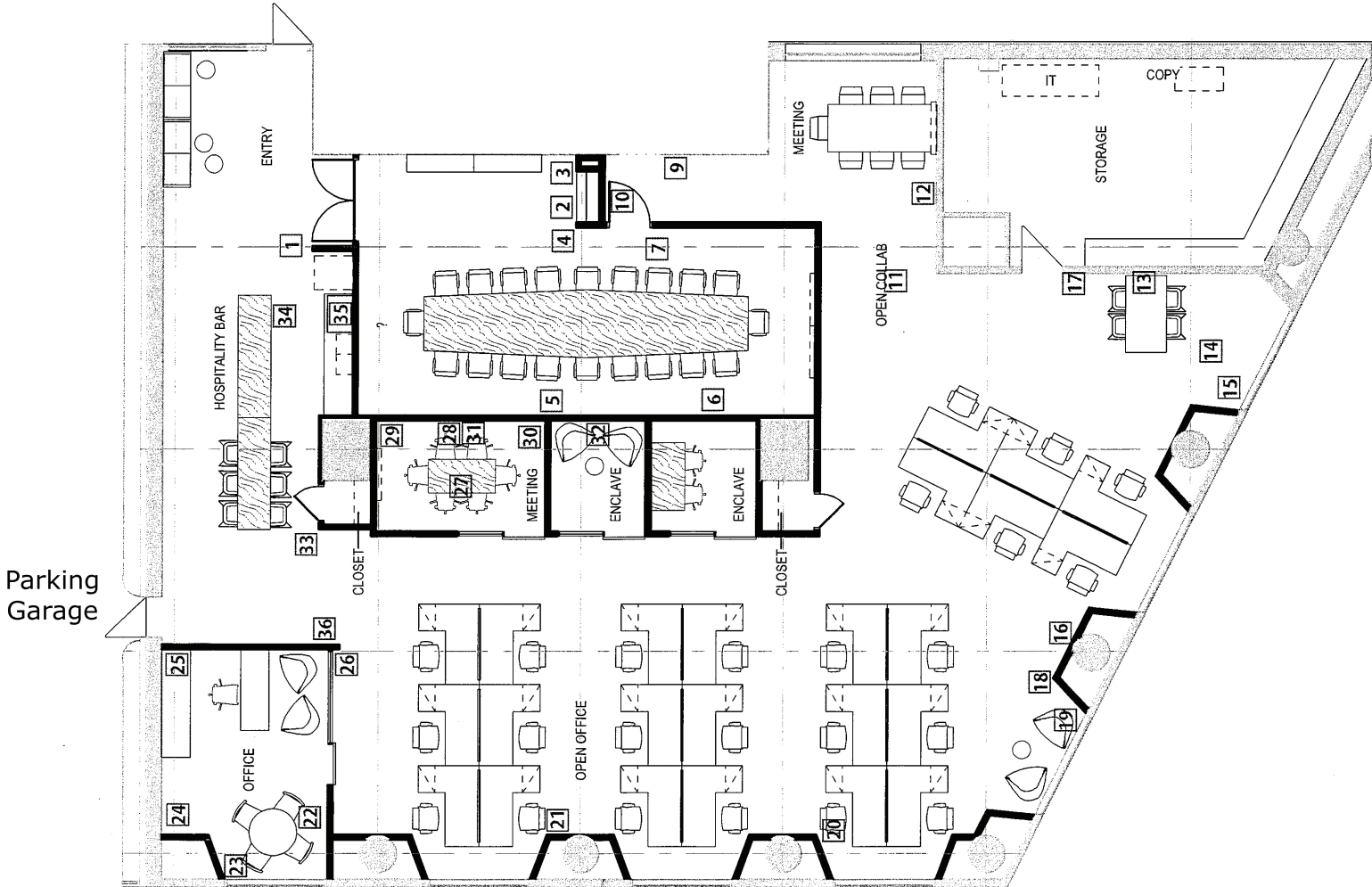
LEASING CONTACTS

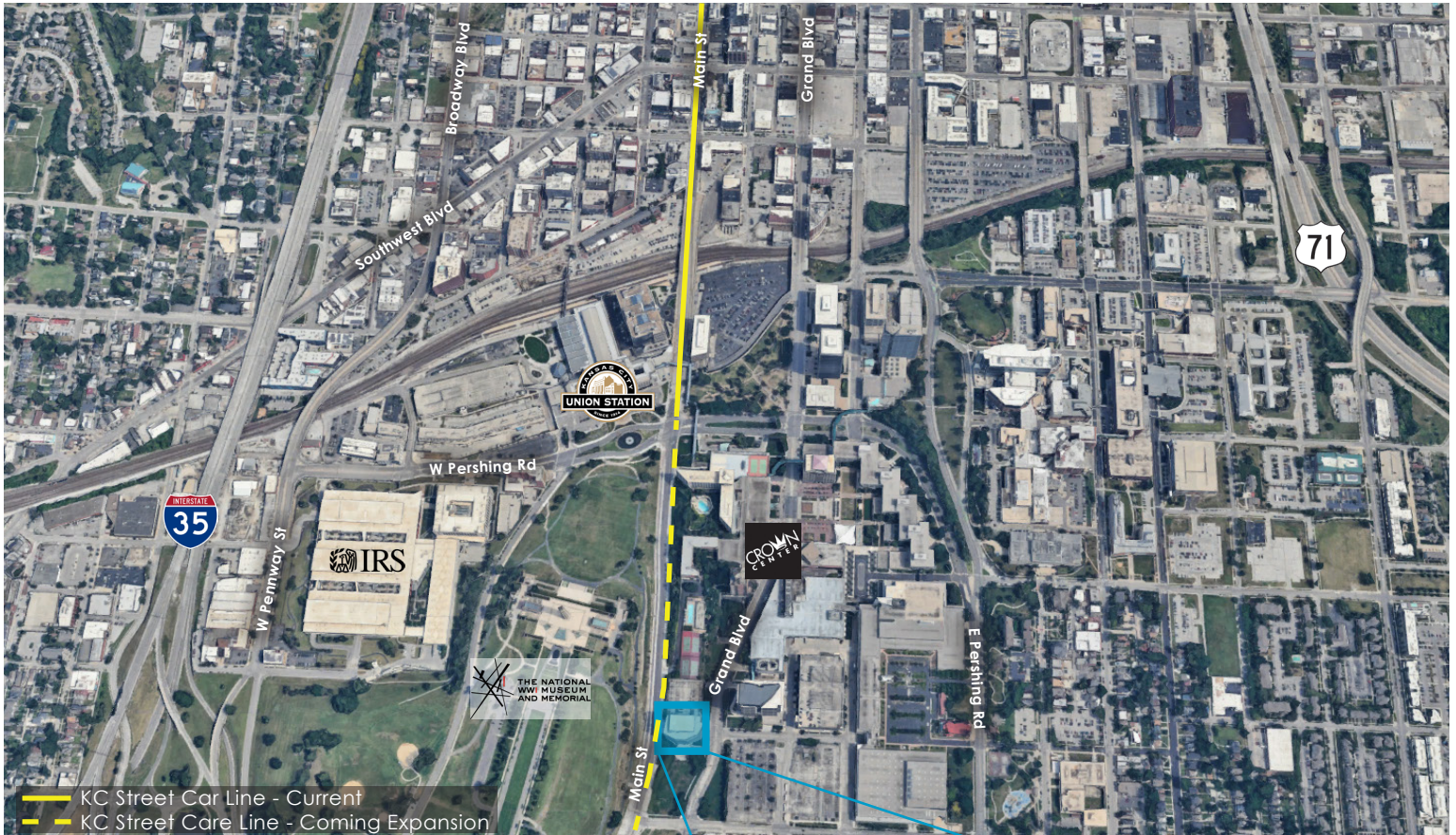
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SUITE 100

- **4,884 SF**
- 4 Private Offices on glass
- 24 Work Stations
- Space is fully furnished
- High Ceilings
- Floor to Ceiling Windows
- Large Copy and Storage Room
- Space is the only tenant on the floor
- Direct access to the parking garage
- Large conference room
- High-end kitchen for entertaining guests and collaborating





BUILDING AMENITIES

- All new, state-of-the-art fitness center
- Conference facilities
- New “Company Kitchen” with gourmet coffee
- Property Manger On-Site
- View of Liberty Memorial and Union Station
- 24 hour security
- 4.00/1,000 SF Parking
- The KC Streetcar expansion will include a stop at 2600 Grand
- Covered access to restaurants, shops, and other services at Crown Center



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