



# Central Business District Office Space For Lease

**1004 BALTIMORE AVENUE  
KANSAS CITY, MISSOURI**

## Property Highlights

- 3,000 – 12,480 (±) sf available located in suite 101
- Reception, 17 offices, large open area, 3 conference rooms and a break area
- Competitive lease rates relative to high rise buildings in the Central Business District
- Highly walkable area with several coffee shops and dining options nearby
- Abundance of parking available in nearby garages
- Access to apartment amenities including fitness center and indoor pool
- Lease rate \$19.00/sf, full service

*For information, please contact:*

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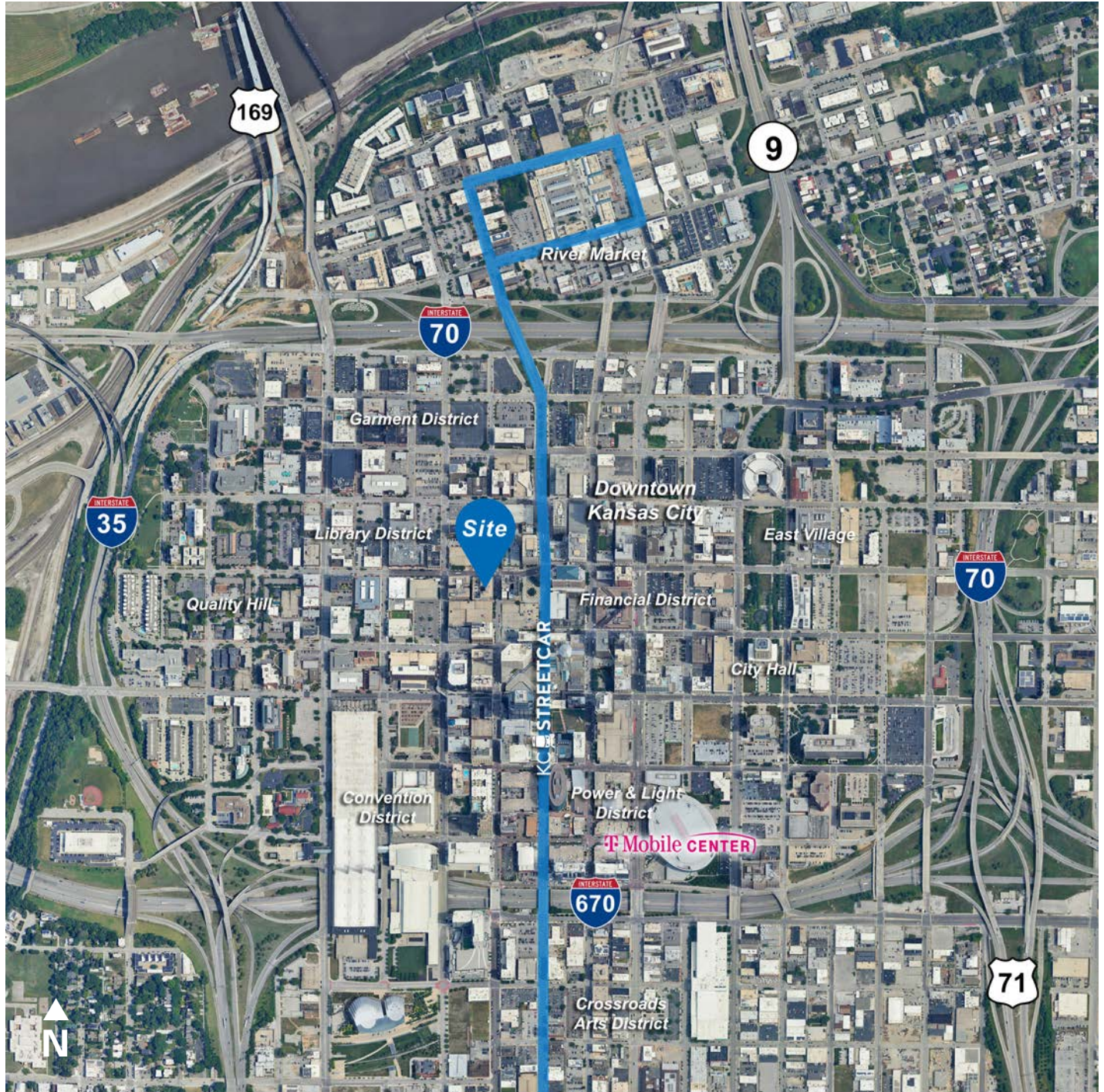
[nrmkzimmer.com](http://nrmkzimmer.com)



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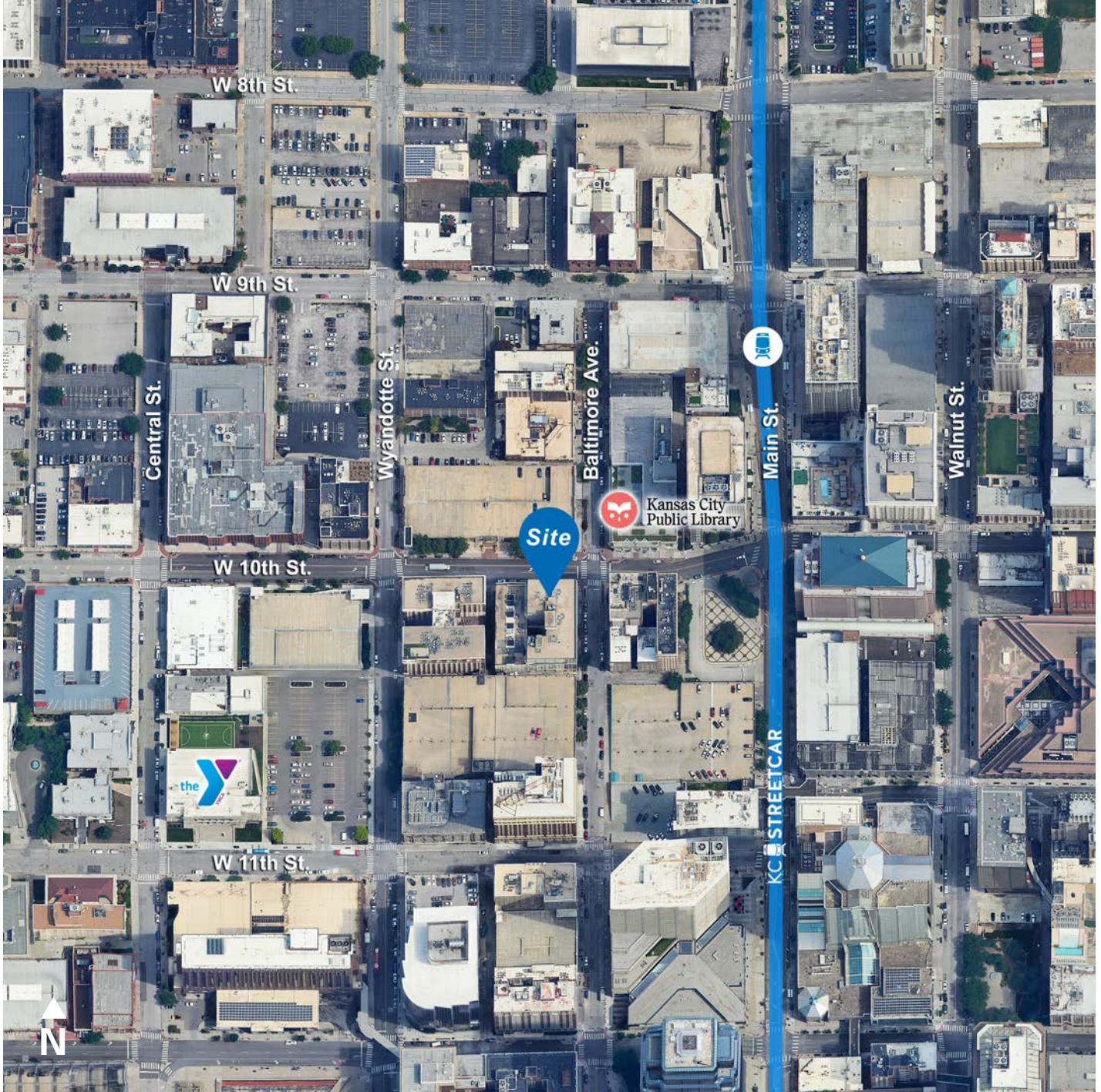


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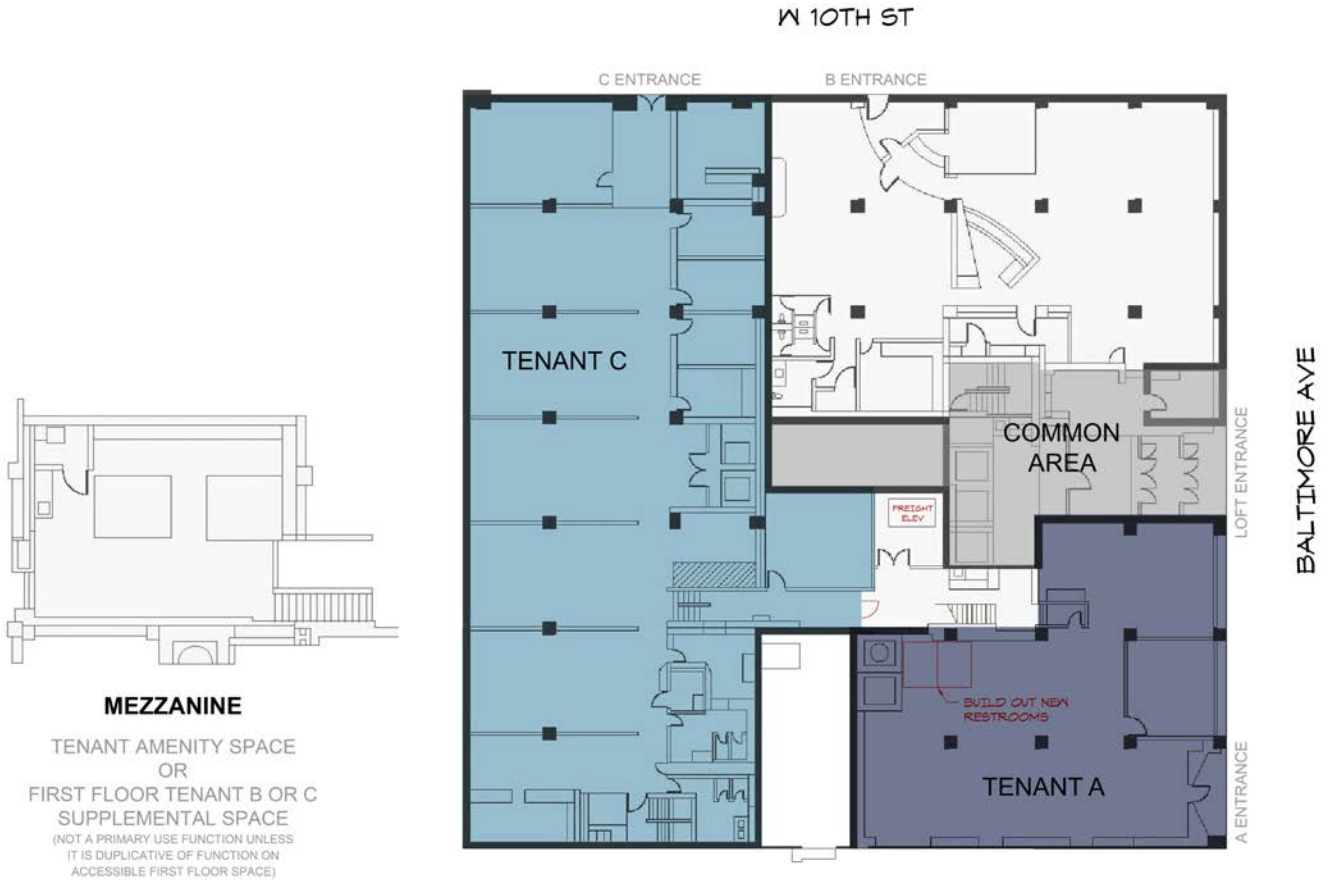
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Floor Plan



1 | FIRST FLOOR TENANT SPLIT CONCEPT DIAGRAM

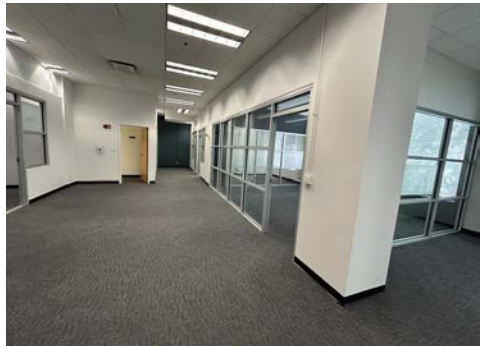
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