



Full Floor Available / Price Reduced

**7500 W 160TH STREET
OVERLAND PARK, KANSAS**

Property Highlights

- 25,000 sf office building
- Space from 1,162 sf to 12,500 sf
- Strong tenant improvement package offered
- Class A office finishes
- Exterior signage available
- Perfect fit for professional office or medical users
- Great access to 69 Highway
- Proximity to Advent Health and many medical users
- Located near retail and dining
- Excellent South Johnson County location
- Great purchase opportunity for an owner-user
- Parking ratio: 3.56/1,000 (90 spaces)
- Building built in 2001
- Zoned BP (Business Park District)
- Sale price \$4,600,000
- Lease rate \$24.50/sf, full service

For information, please contact:

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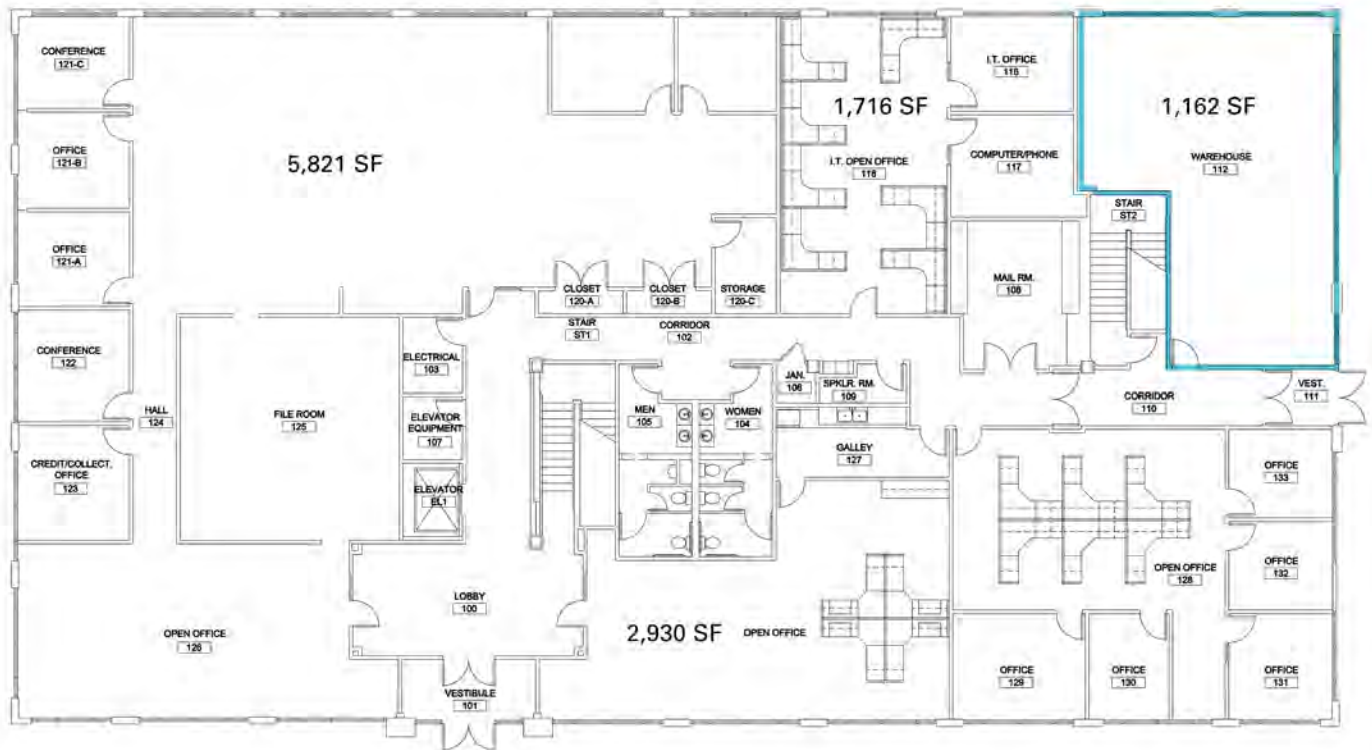
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1st Floor Plan



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2nd Floor Plan



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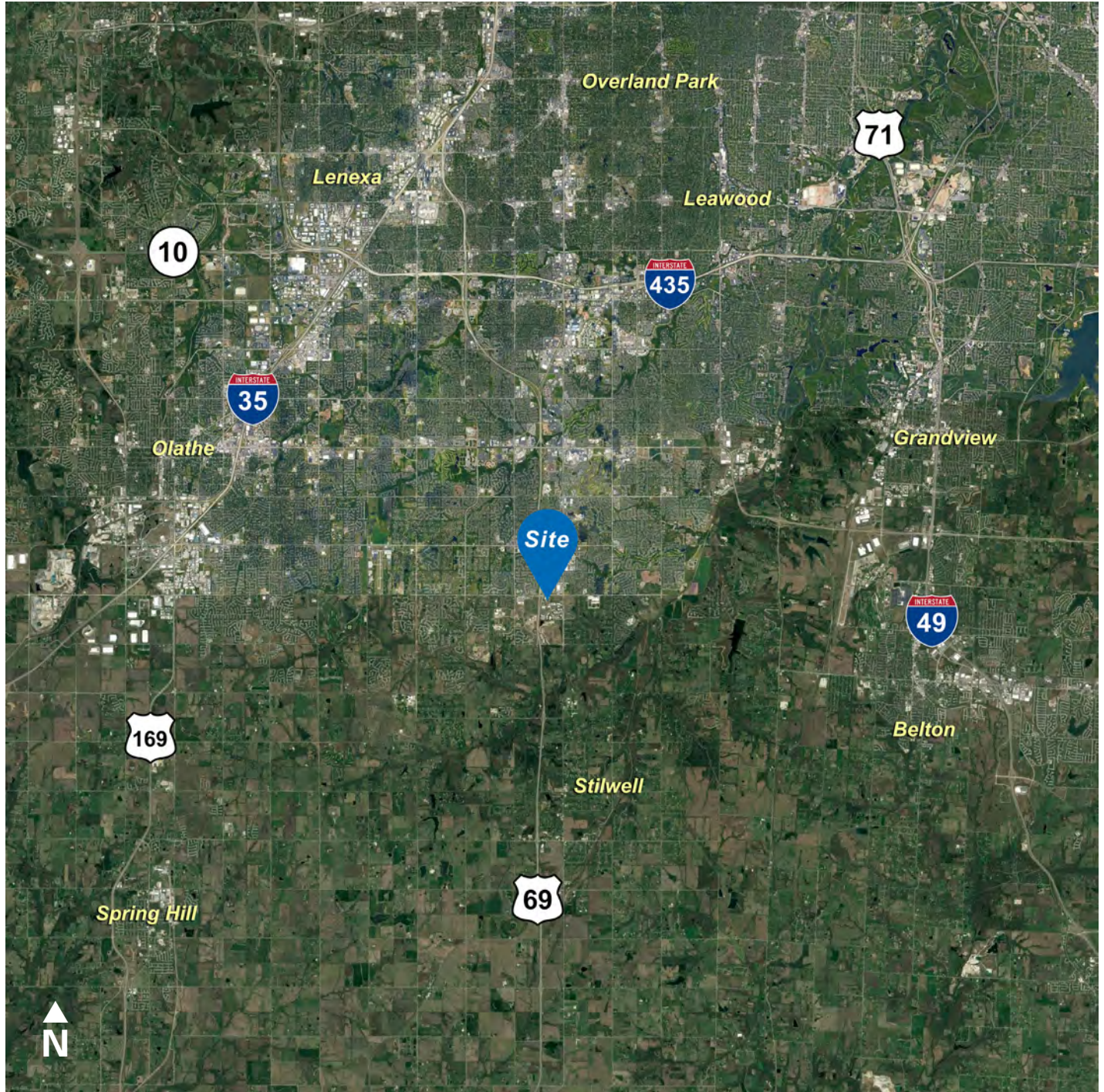
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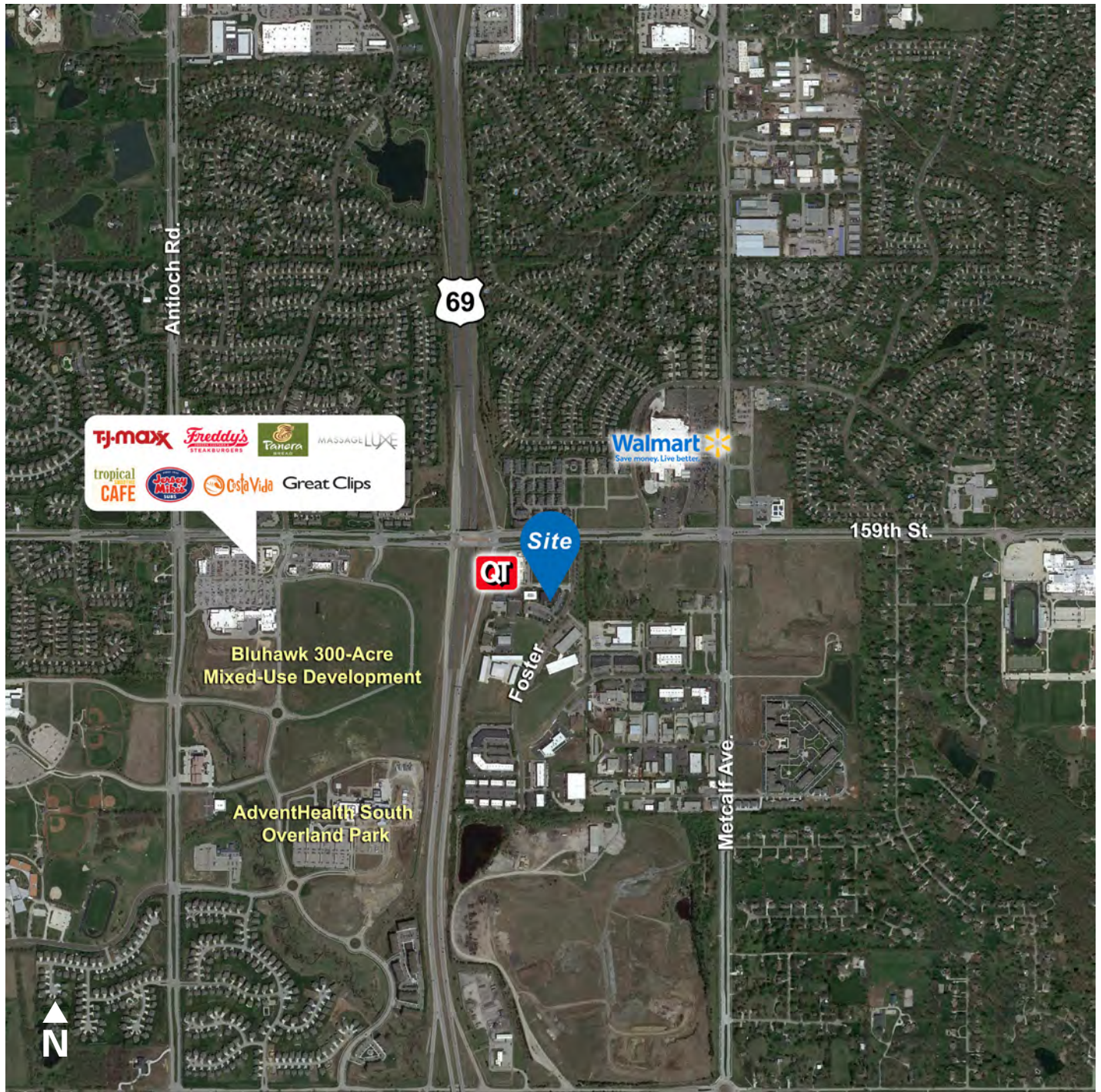
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