



LOGISTICS PARK KANSAS CITY

HEARTLAND HUB WITH GLOBAL REACH
EDGERTON, KANSAS

15.5MSF

CLASS-A DISTRIBUTION & WAREHOUSE SPACE

2,352 ACRE

MASTER-PLANNED PARK

750,000+

ANNUAL UNIT CAPACITY



NEWMARK
ZIMMER

logisticsparkkc.com

BNSF
RAILWAY

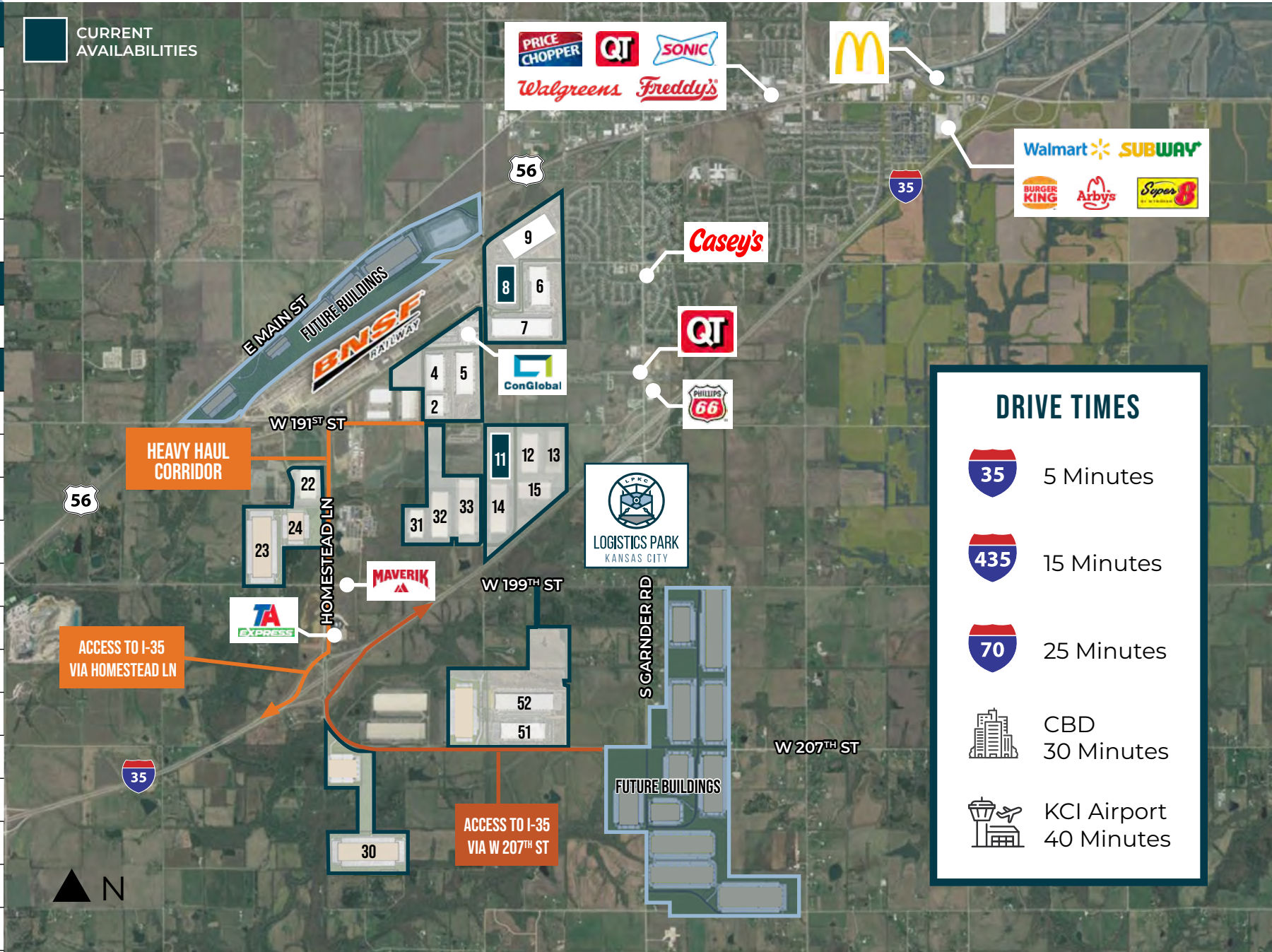
 **NorthPoint**[™]
DEVELOPMENT



MASTER SITE PLAN

BLDG.	SF
2	±326,000
4	±575,000
5	±655,000
6	±777,000
7	±953,000
8	±566,740
9	±1,006,016
11	±328,345
12	±657,000
13	±554,000
14	±822,000
15	±548,465
22	±512,300
23	±1,215,000
24	±466,000
30	±1,117,000
31	±221,621
32	±764,735
33	±927,000
51	±765,000
52	±765,000

CURRENT AVAILABILITIES



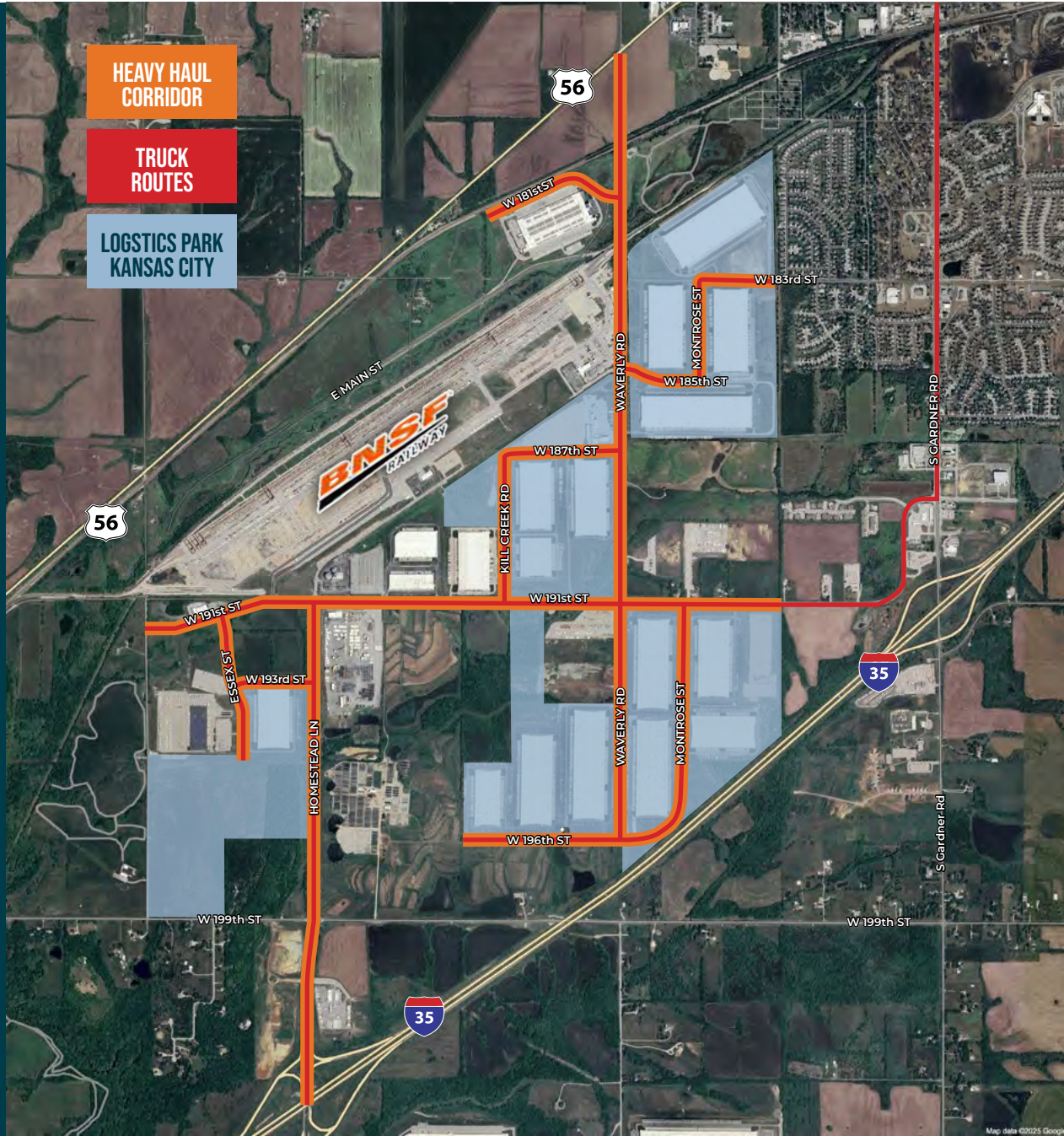
DRIVE TIMES

- 5 Minutes
- 15 Minutes
- 25 Minutes
- CBD 30 Minutes
- KCI Airport 40 Minutes



HEAVY HAUL CORRIDOR

- HEAVY HAUL CORRIDOR
- TRUCK ROUTES
- LOGISTICS PARK KANSAS CITY



WHY LPKC?

LOCATE HERE.
SHIP ANYWHERE.

Designed to Accommodate the Growing Demands of Freight Rail Transportation.



**REDUCED
TRANSPORTATION
COSTS**



Strategically
and centrally
located



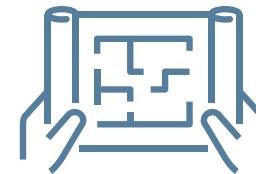
Master-planned
distribution
and warehouse
development



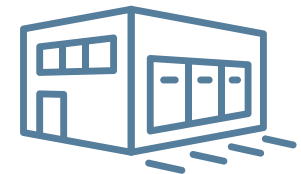
Optimized
supply chains



Efficient
movement
of global goods



30 million sf
of building
capacity



Speculative and
build-to-suit
opportunities



Foreign Trade Zone
Opportunity – Reduced
Fees and Accelerated
Supply Chain



Served by global
intermodal
transportation leader,
BNSF Railway



WHY LPKC?

LOCATE HERE.
SHIP ANYWHERE.

LPKC was Designed Specifically for Distribution, Warehouse and Manufacturing Tenants.

LPKC is a 15.5MM square foot park surrounding the BNSF Intermodal Facility. 2.3 MM square feet are rail-served buildings. It's no wonder so many companies have located warehouse & distribution facilities within the 2,352-acre master-planned park. With space available now, you will be in good company when you locate at LPKC.



On site yard management solutions, including ground movement, container and chassis storage and maintenance. US customs border facility.



PEPSICO



PAE



StanleyBlack&Decker

DEMDACO



FLEXSTEEL



WHY LPKC?

LOCATE HERE.
SHIP ANYWHERE.

Unsurpassed Connectivity Improving Your Reach.

A few miles from the I-435 loop, shipments from LPKC can quickly reach all of Kansas City - and beyond. Because of Kansas City's central location and outstanding multimodal infrastructure, it is easier and more cost-efficient to ship into and out of Kansas City, making LPKC an ideal location for production facilities, warehouses and distribution centers.

Move to LPKC and you will find:

- Lower Transportation Costs
- Lower Fuel Cost Volatility
- Improve Efficiency
- Increase Supply Chain Options
- Increase Outbound Capacity



BNSF is one of North America's leading freight transportation companies, with a rail network of 32,500 route miles in 28 state and three Canadian provinces.

As a global leader in intermodal transportation (the transport of truck trailers and containers by rail), BNSF delivers a variety of domestic and internationally produced consumer goods, including clothes, computers, electronics, automobiles, packaged goods, paper products, and more.



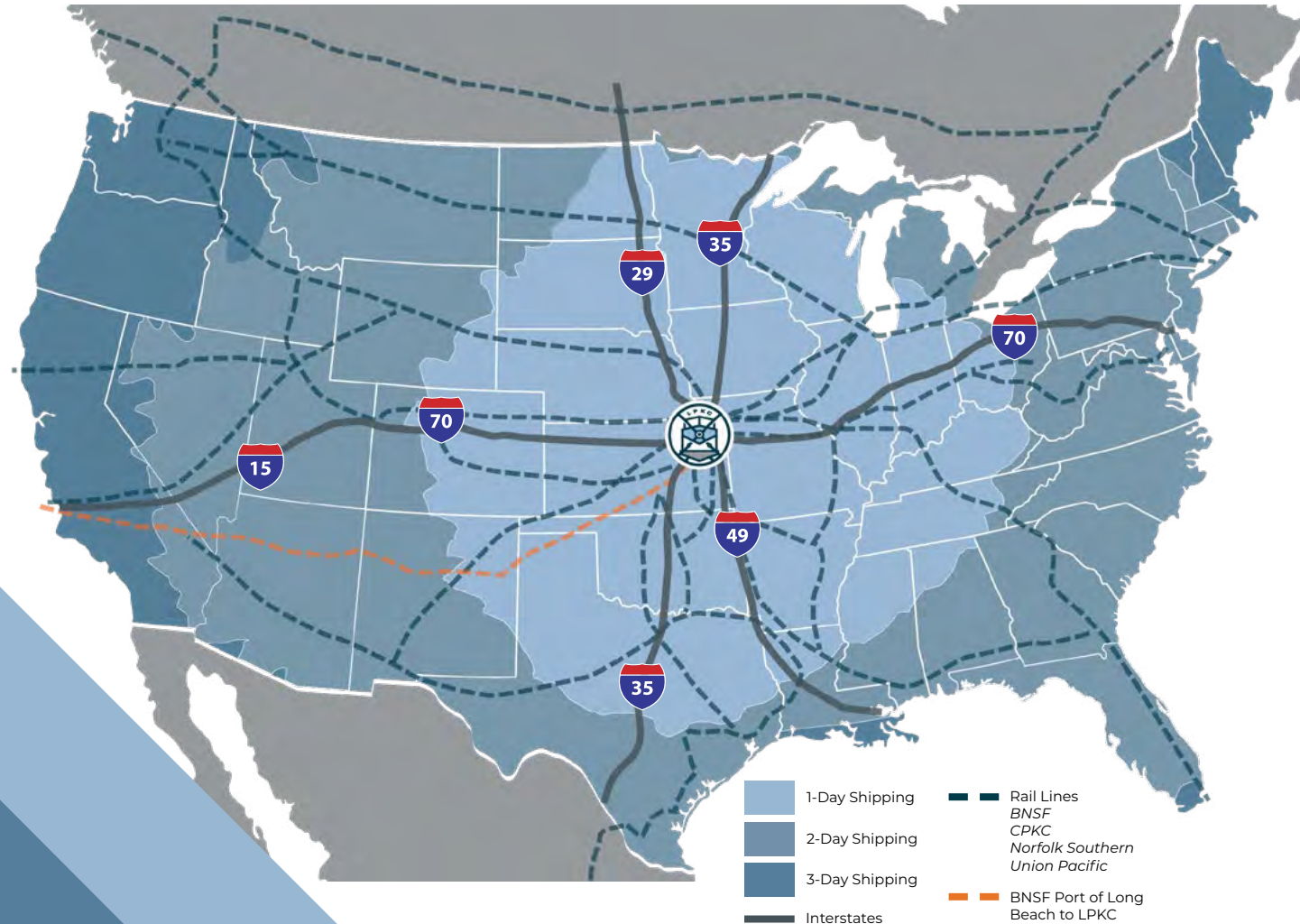
WHY LPKC?

LOCATE HERE.
SHIP ANYWHERE.

The Kansas City Transportation Advantage

Whether by highway, water, rail or air, Kansas City offers excellent transportation advantages. Because of its central location and outstanding multimodal infrastructure, it is easier and more cost-efficient to ship into and out of Kansas City, making Logistics Park Kansas City (LPKC) an ideal location for production facilities, warehouses and distribution centers. When you are located in the nation's heartland, you have an immediate cost advantage when shipping raw materials and finished goods.

90% OF US POPULATION REACHED IN 2 DAY DRIVE TIME





LOGISTICS PARK KANSAS CITY

FOR MORE INFORMATION:

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