

FOR SALE OR LEASE

7400 W 129th Street
Overland Park, KS



CUSHMAN &
WAKEFIELD



This well-maintained 38,866 SF Class A office building offers a rare chance to own or lease premium space with existing quality tenants generating steady income.

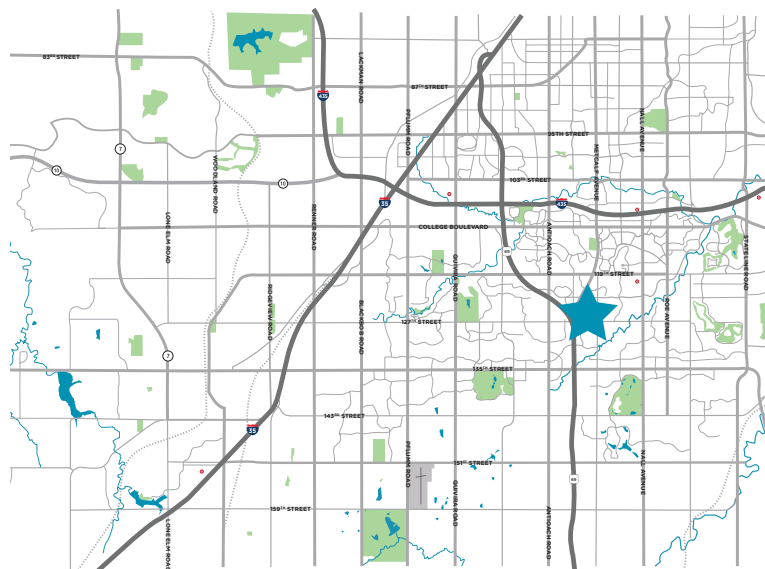
Property Highlights

- Prime Owner/User Opportunity
- Total Building Size: 38,866 SF
- Available Spaces:
 - First Floor** - Up to 16,456 SF
 - *Can combine suites
 - Suite 100: 3,089 SF
 - Suite 102: 3,587 SF
 - Suite 103: 6,853 SF
 - Suite 104: 2,927 SF
 - Second Floor** - 1,700 SF (Available January 2027)
- Lease Rate: \$25.00/SF Full Service
- Sale Price: \$5,750,000 (\$145.74/SF)
- Convenient access from US-69 and 135th Street
- Close to shopping, dining, and essential services

Contact

MARTY GILCHRIST, CCIM
Senior Associate
+1 816 216 5655
marty.gilchrist@cushwake.com

GIBSON KERR, CCIM
Managing Director
+1 816 412 0212
gib.kerr@cushwake.com



4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 913 273 1398
cushmanwakefield.com

FIRST FLOOR

TOTAL AREA AVAILABLE:
16,456 RSF



Can Combine:

- Suite 100 & 103 & 104: 12,868 RSF
- Suite 100 & 103: 9,942 RSF
- Suite 103 & 104: 9,780 RSF

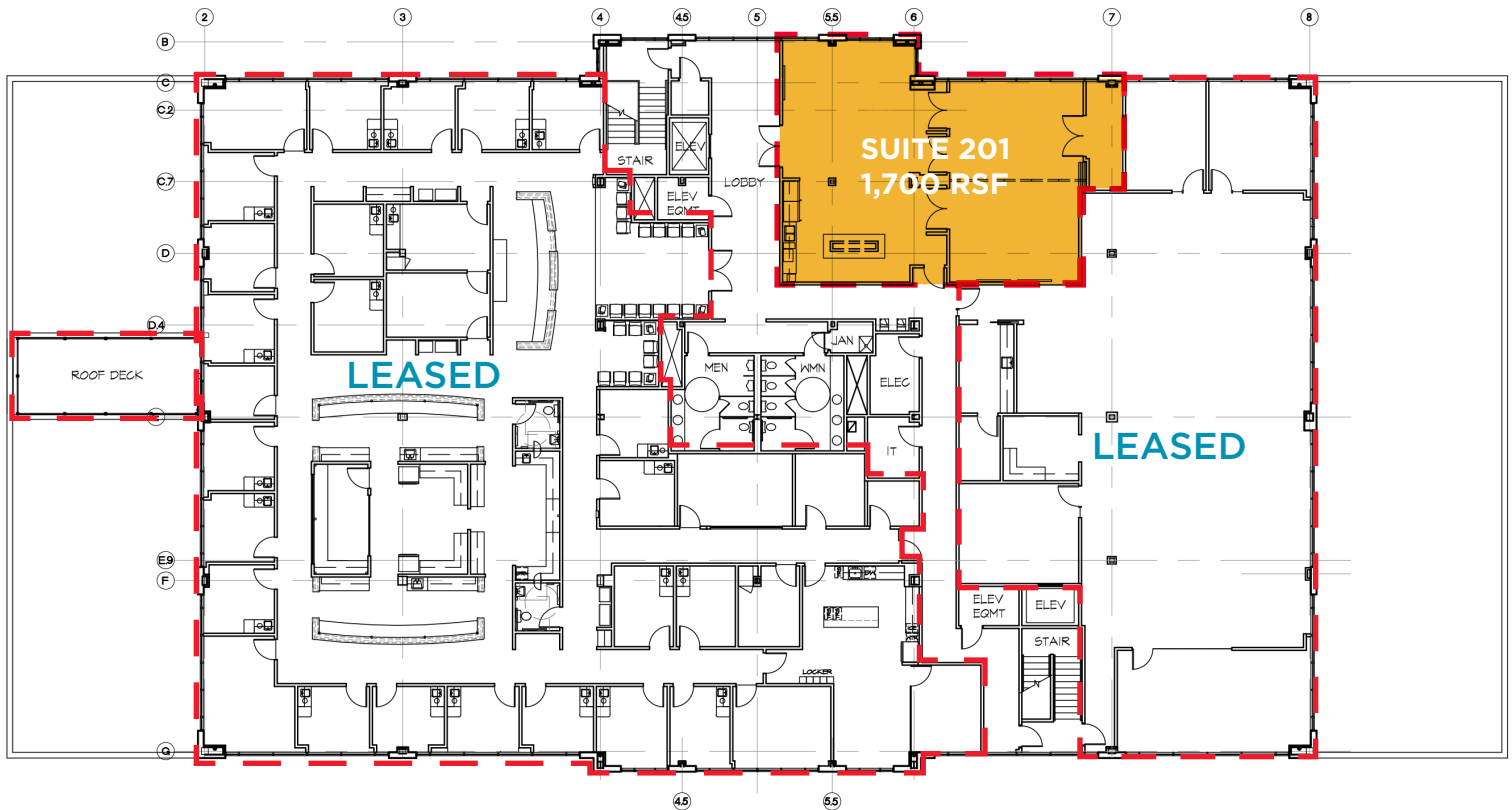
Contact

MARTY GILCHRIST, CCIM
Senior Associate
+1 816 216 5655
marty.gilchrist@cushwake.com

GIBSON KERR, CCIM
Managing Director
+1 816 412 0212
gib.kerr@cushwake.com

SECOND FLOOR

TOTAL AREA AVAILABLE:
1,700 RSF



Contact

MARTY GILCHRIST, CCIM
Senior Associate
+1 816 216 5655
marty.gilchrist@cushwake.com

GIBSON KERR, CCIM
Managing Director
+1 816 412 0212
gib.kerr@cushwake.com

Lobby Access

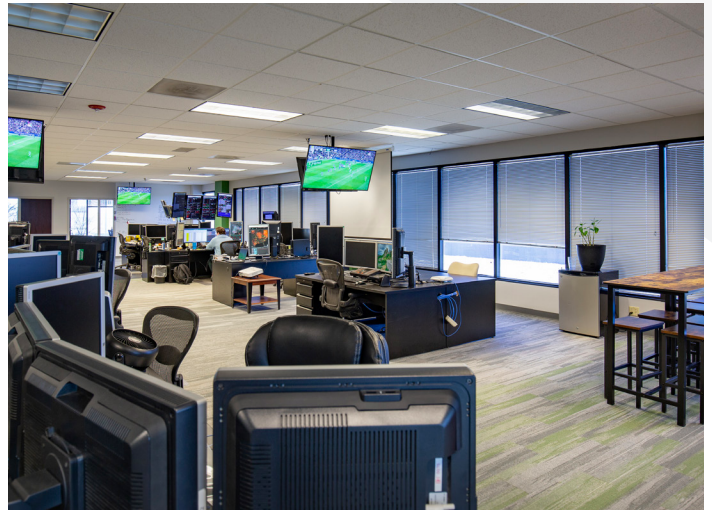


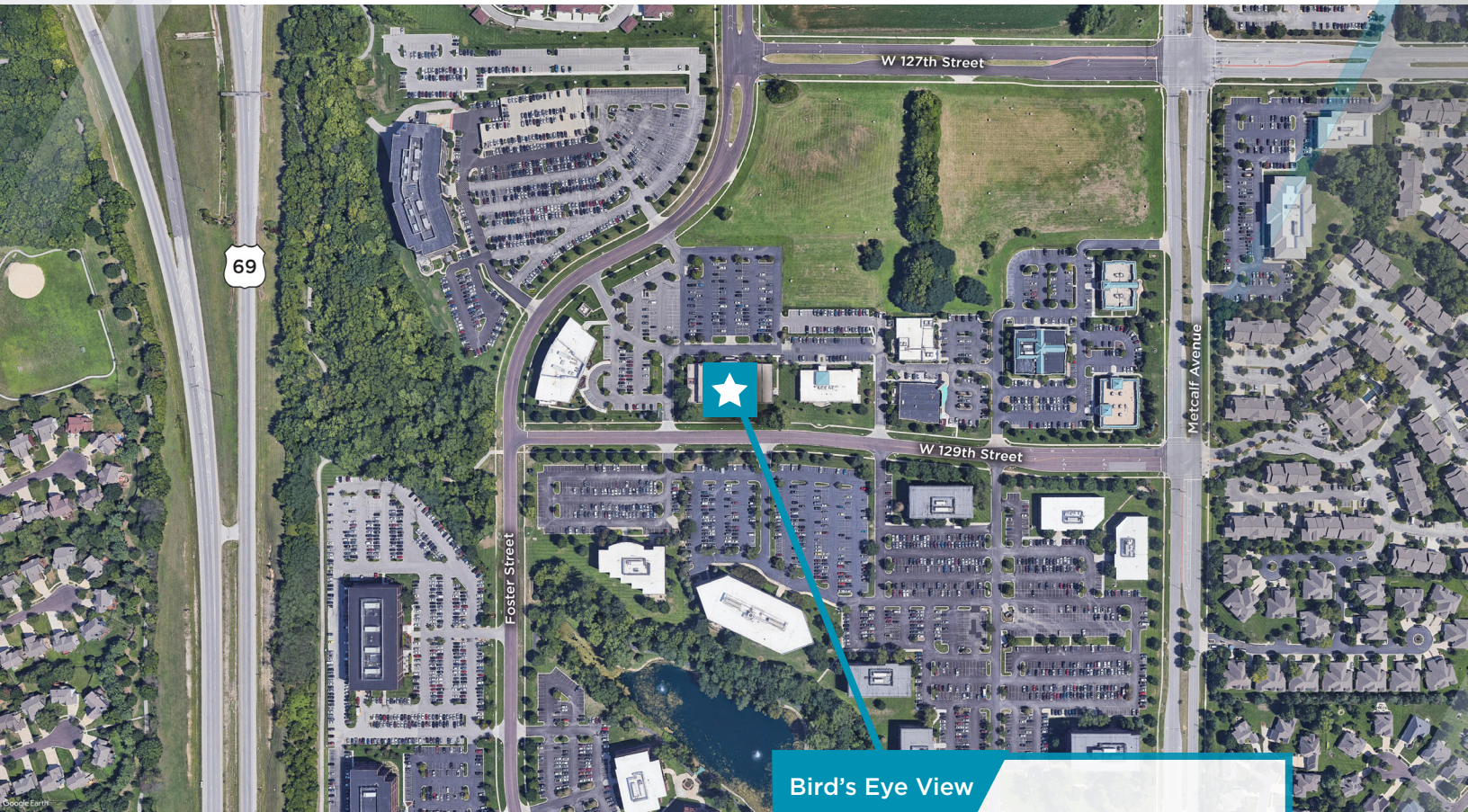
Break Room



First Floor







Bird's Eye View



Contact

MARTY GILCHRIST, CCIM
Senior Associate
+1 816 216 5655
marty.gilchrist@cushwake.com

GIBSON KERR, CCIM
Managing Director
+1 816 412 0212
gib.kerr@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 913 273 1398
cushmanwakefield.com