



7800 E US 24 Hwy

7800 E US 24 Hwy, Kansas City, MO 64125

J.P. MAYS
REALTY

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Realty Dreams
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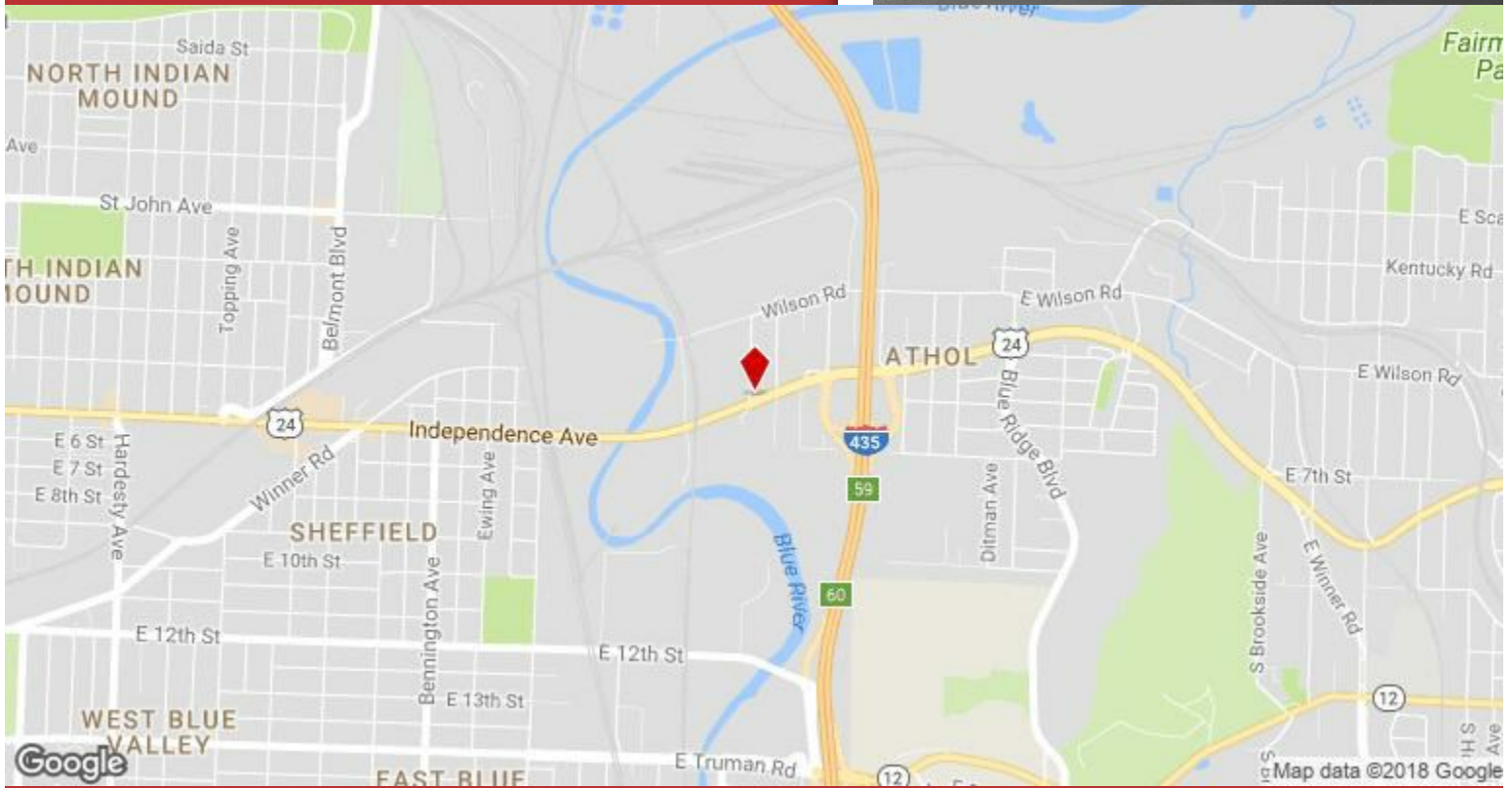
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JP Mays Realty is pleased to offer an industrial /distribution / retail / warehouse, idea location. The real estate is located right off I-435 in one of the busiest areas of Kansas City, Missouri. Currently Davis Safety Supply operates from this location and is not for sale. The property is in a primarily industrial neighborhood along a heavily traveled, four-lane 24 Highway. Properties along 24 Highway consist of retail and industrial properties including the Car Quest property attached to the building. Built in 1968, the building is +/- 6,176 square feet, constructed on concrete foundation with concrete block walls, storefront glass windows, two overhead dock high doors, and membrane-cover over metal roof structure with gutters and downspouts. The interior of the building consists of retail store front area, large cubicle office area, private office, break room, restrooms, two warehouse areas, with +/- 18-foot ceiling height, that are attached and accessed via two overhead doors, and built-in cooler and chain link fenced security area in the forward warehouse. All utilities are available to the property and there is plenty of land to develop. Don't miss this industrial / distribution / retail /warehouse opportunity, contact Jeremy today. (913) 940-3168

For more information visit:

<http://www.loopnet.com/Listing/7800-E-US-24-Hwy-Kansas-City-MO/11943201/>

Price:	\$700,000
Property Type:	Retail
Property Sub-type:	Freestanding
Building Class:	B
Sale Type:	Owner User
Lot Size:	3.39 AC
Gross Leasable Area:	7,273 SF
Sale Conditions:	Build to Suit
No. Stories:	1
Year Built:	1968
Tenancy:	Multiple
Parking Ratio:	6.25/1,000 SF
Clear Ceiling Height:	18 FT
No. Dock-High Doors/Loading:	2
APN / Parcel ID:	14-930-08-06-00-0-00-000



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Property Photos



Primary Photo



Four parcels 3.39 acres

Property Photos

