



INDUSTRIAL PARK REALTY

A Mid-West Terminal Affiliate
Representing Over Two Million
Square Feet of Industrial Property

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100,791 TOTAL SQUARE FEET

For Lease 5208 Stilwell Avenue, Kansas City, MO

Available January 1, 2021

Class A Building in Executive Park

LOT SIZE:

6.34 Acres; 276,371 Square Feet

LOCATION:

Intersection Southern Ave & Stilwell Ave

BUILDING SIZE:

100,791 Square Feet, 262' Deep x 416' Wide

CLEAR STACKING:

32 Feet Minimum

COLUMN SPACING:

Loading Dock 60' x 52', Building 50' x 52'

ELECTRICAL SERVICE:

800 Amp - 277/480 Volt, 3 Phase - 4 Wire

SPRINKLER SYSTEM:

E.S.F.R.

FLOOR:

7 Inch Concrete

LIGHTING:

25 FC - High Efficiency T5 lighting w/lens covers
and motion sensors

HEATING:

Direct Fired Gas Makeup Air Units - 55° at 0°

DATA:

50-pair copper and/or 24 count fiber available

TRUCK PAD DEPTH:

156' to Curb

DOCK DOORS:

1 - 12' x 14' Grade Level Drive-In

20 - 10' x 10'

10 w/ Pit Levelers & Seals

10 w/ EOD Levelers & Seals

2 - 10' x 12' w/ Pit Levelers

ACCESS:

- I-435 and the Chouteau Bridge
- I-35, M-210, and I-29
- Downtown K.C. Executive Airport
- 15 minutes to KCI Airport

OFFICE:

1,500 sf existing

CAR PARKING:

68 Car Parking

TRAILER PARKING:

7 Trailer Parking

Located inside 435 Loop
Surrounded by
Excellent Employee
Base

INDUSTRIAL PARK REALTY

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