

OFFICE ON THE PLAZA CORDOBA BUILDING

460 NICHOLS ROAD • KANSAS CITY, MO



CORDOBA BUILDING:



AVAILABILITY

J300	8,683 SF
J335	2,585 SF
J345	2,828 SF

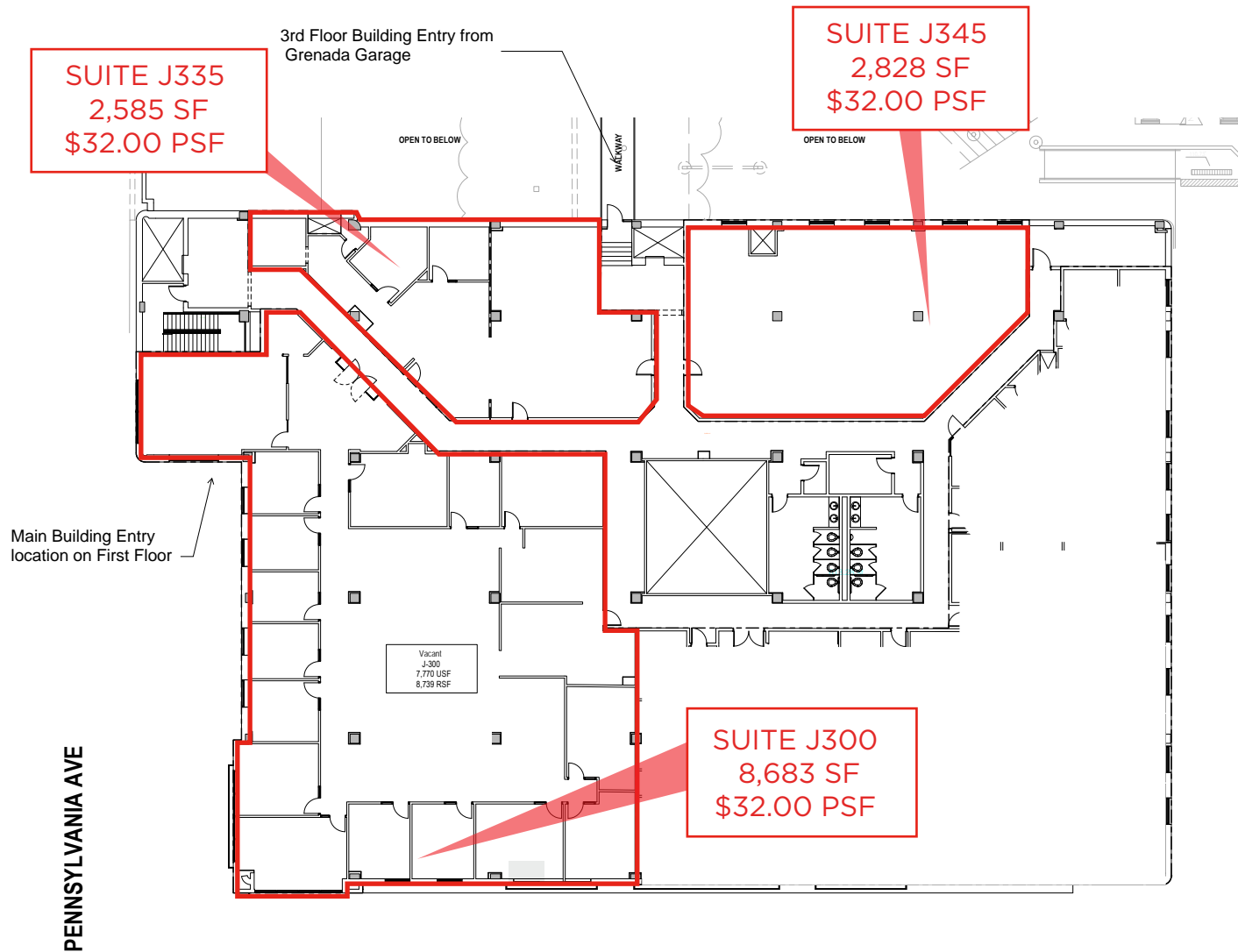


AREA REAL ESTATE ADVISORS

A 4800 MAIN ST, SUITE 400 • KANSAS CITY, MO 64112
P 816.895.4800 **W** OPENAREA.COM

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CORDOBA BUILDING:



THIS 8,739 SF SPACE IN THE CLASS-A CORDOBA BUILDING HAS EXPANSIVE WINDOWS OVERLOOKING PENNSYLVANIA AND NICHOLS RD. MOVE-IN READY WITH A HEALTHY BALANCE OF LARGE OFFICES AND OPEN SPACE FOR WORK STATIONS OR COLLABORATION AREAS. A LARGE, WINDOW-LINED BOARD ROOM SITS JUST INSIDE THE DOUBLE GLASS DOOR SUITE ENTRY, WHICH IS DIRECTLY OFF THE ELEVATOR LOBBY.

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SUITE PHOTOS:



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PARKING MAP:



Electric vehicle charging station is located in the basement of the Granada Garage. Enter off of 47th Street and it is on your left. Bike racks are available in the basement of Granada Garage, on the top of the Central Garage, and on P1 of the Valencia Garage.

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TUMI Bank of America T-Mobile
VANS ALDO free people
INDOCHINO KENDRA SCOTT Charlie Hustle
francesca's RAZZLEBERRY vineyard vines
Puckin' Brand SEPHORA
ATHLETA HMK moio ALTAR'D STATE
Moosejaw NIKE BY KANSAS CITY IT'SUGAR

OCEAN PRIME
PRIME SOCIAL

MCCORMICK & SCHMICK'S COOPER'S HAWK
SEAFOOD & STEAKS WINEY & RESTAURANT
we OLD NAVY H&M
BARNES & NOBLE BANANA REPUBLIC

MESSANGER COACH BUCAR
Made in Kansas City LOVESAC
CULTIVATING CREATIVITY

JOHNNY WAS eb
THE CLASSIC CUP Topgig and co
PARACHUTE J. McLaughlin
Bath & Body Works

Massage Envy SPA. Chuy's
COLD STONE Creamery Auntie Anne's
PF CHANG'S CINNABON
Commerce Bank rye

Panera BO LINGS
Foot Locker BRIO
URBAN OUTFITTERS

J.CREW MESSENGER COFFEE CO.
Vine Dog Bakery O'DOWN'S
SCANDIA Lash
THE BETTER CHEDDAR ANTHROPOLOGIE

PAPER SOURCE
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vinza granalloon

lululemon EXPRESS RALLY HOUSE
sunglass hut THE CAPITAL GRILL TRUE FOOD KITCHEN
KONA GRILL Soft Surroundings The Melting Pot
beautybrands. a fondue restaurant
EILEEN FISHER EILEEN FISHER Psycho Bunny DIEBEL'S

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Casper IRZA
Seasons RALLY HOUSE
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MIXX

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