# BLUHAWK PLAZA
## OFFICE SPACE | FOR LEASE

165th ST & ANTIOCH RD, OVERLAND PARK, KS

LANE4

**BUILDING ONE**
*Preconstruction Underway*
**TI AVAILABLE: 1/1/2023**

## HIGHLIGHTS

- Two (one-story) office buildings available for medical or general office uses
    - Tenant signage and on-site parking
- **8400 W 165th Street - *Preconstruction Underway***
    - For lease: 1,200 - 16,851 SF, $32 NNN with approximately $10 in nets
- **16501 Antioch Road**
    - For lease: 1,200 - 16,205 SF, $30 NNN with approximately $10 in nets
- Strong co-tenancy: Cosentino's Market, T.J. Maxx, Panera, Red Door Woodfired Grill, Three Dog Bakery, and others
- 4,000 seat multi-sport facility opening in 2023
- Adjacent to Primrose Academy & Advent Health South Overland Park
- Located in the best-in-class Blue Valley School District
- Instant access to Hwy 69 & 159th St interchange

4705 Central Street | Kansas City, MO 64112
816.960.1444 | lane4group.com

MIKE LEVITAN / 816.268.9109
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ADAM ABRAMS, CCIM / 816.268.7565
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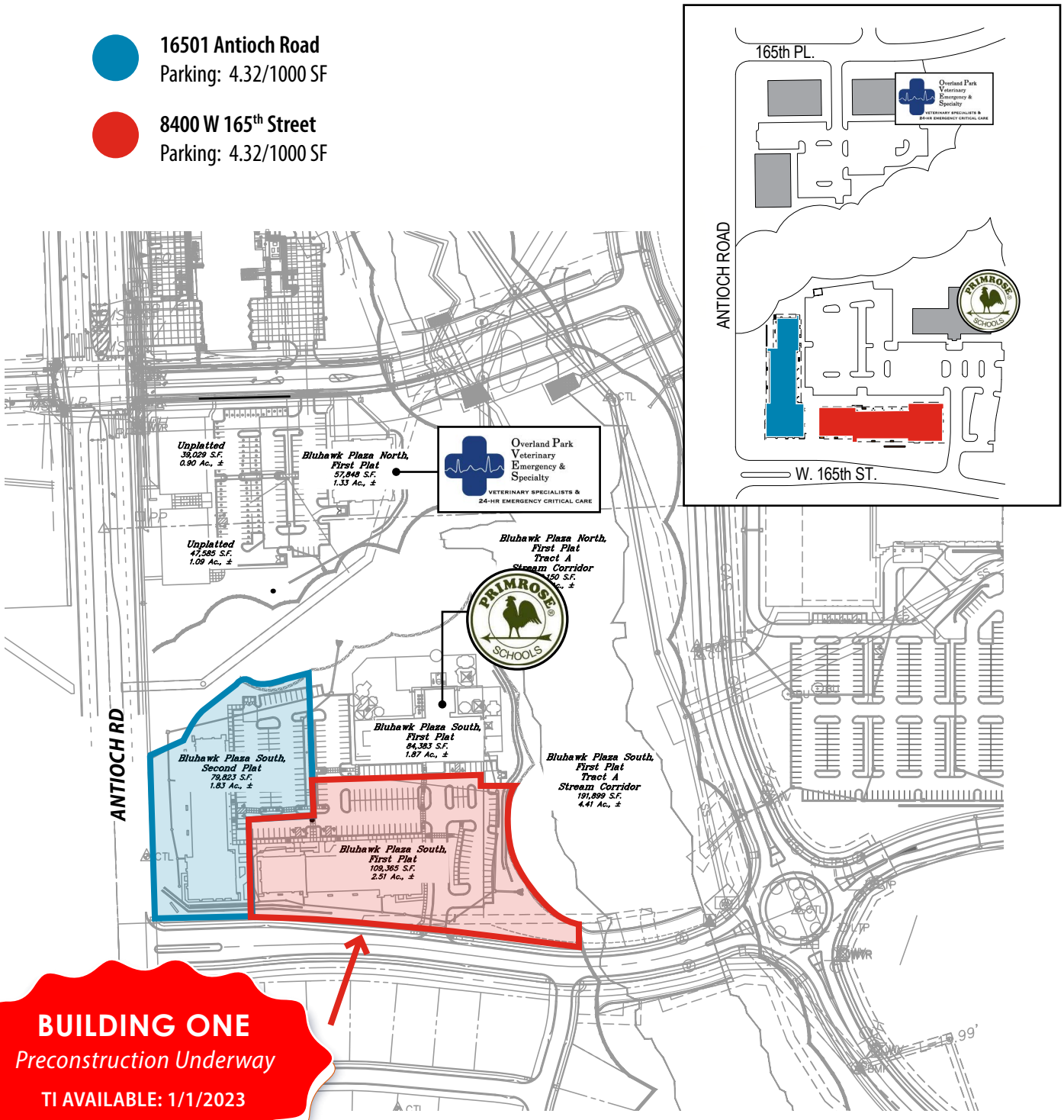
# SITE PLAN

**16501 Antioch Road**
Parking: 4.32/1000 SF

**8400 W 165th Street**
Parking: 4.32/1000 SF

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# SITE RENDERINGS

Looking South

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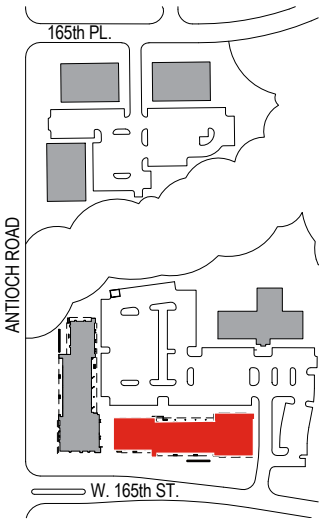
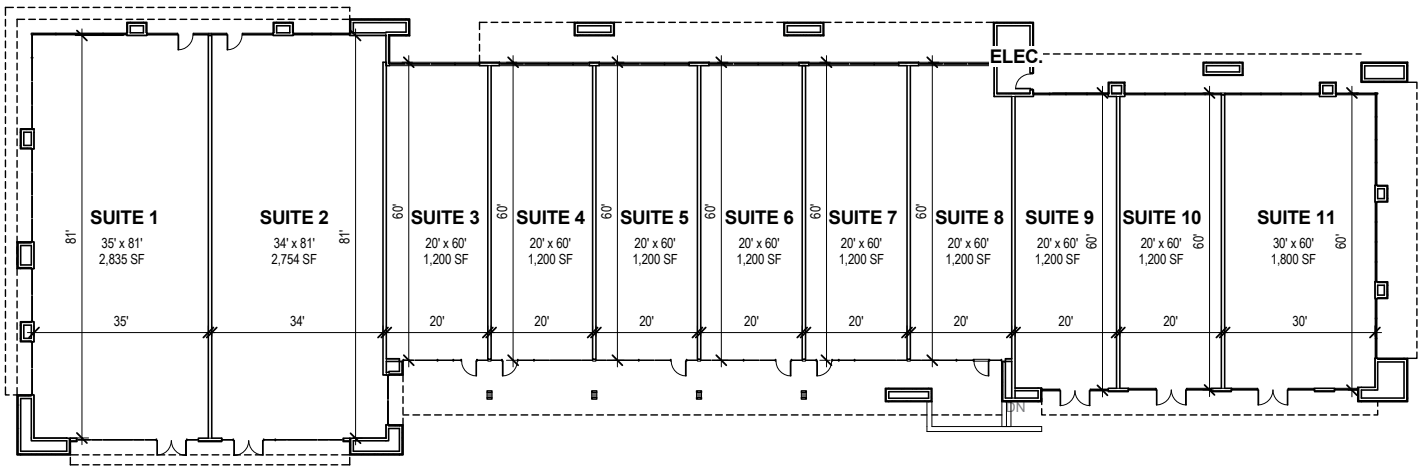
## Preconstruction Underway

# 8400 W 165th STREET

## 1,200 - 16,851 SF



South Elevation

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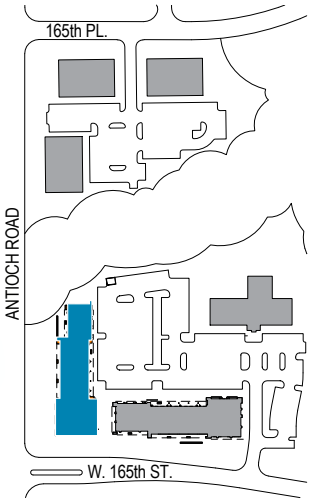
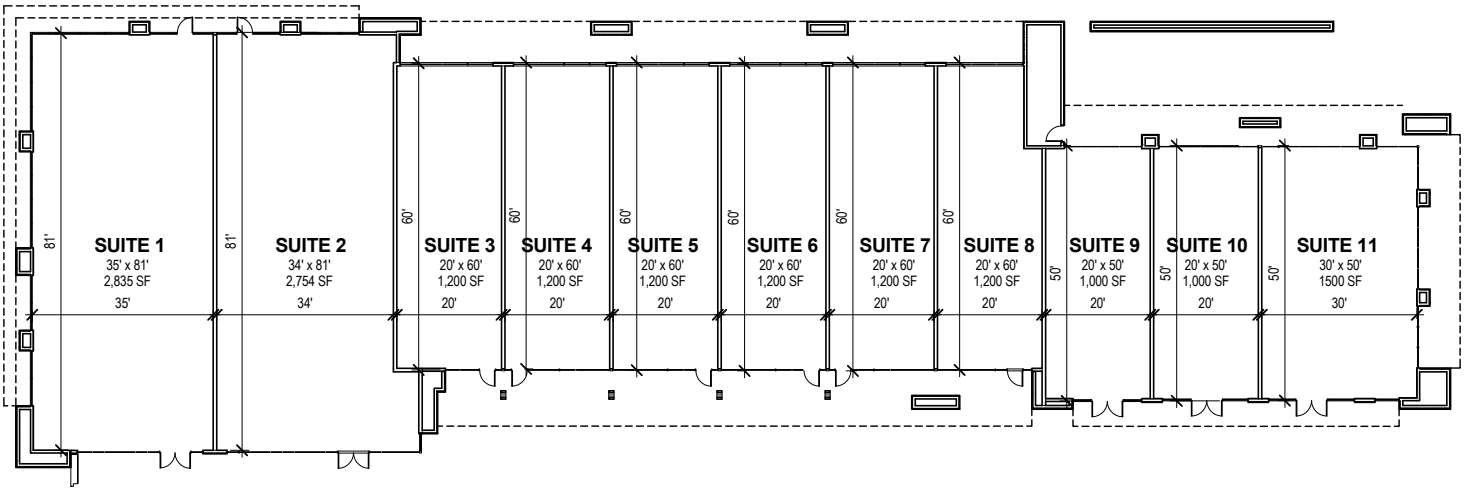
# 16501 ANTIOCH ROAD

## 1,200 - 16,205 SF



West Elevation

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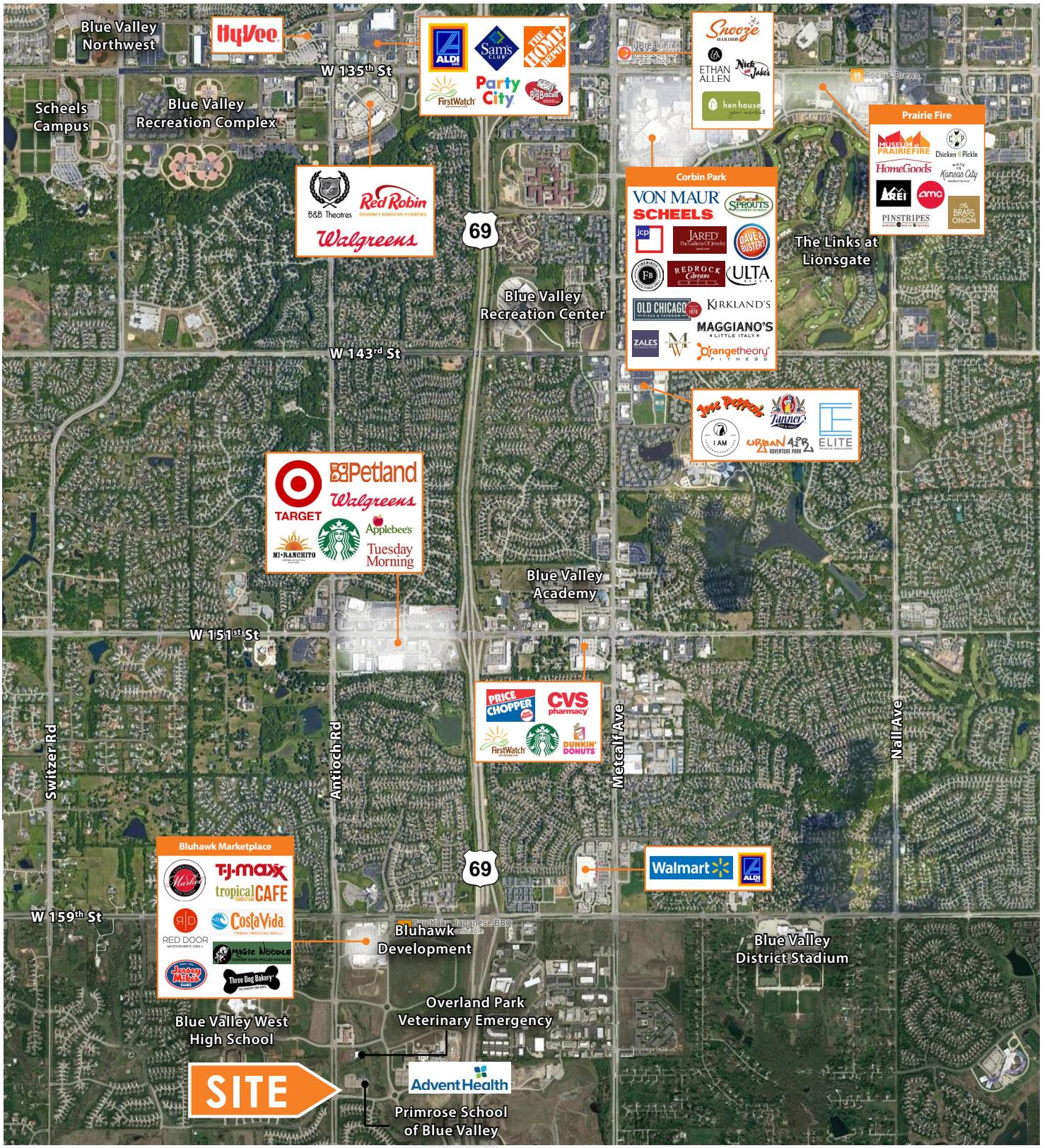



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