

New Century Commerce Center

 MARKETING
WEBSITE



BUILDING B1
1 NEW CENTURY PARKWAY, NEW CENTURY, KS 66031

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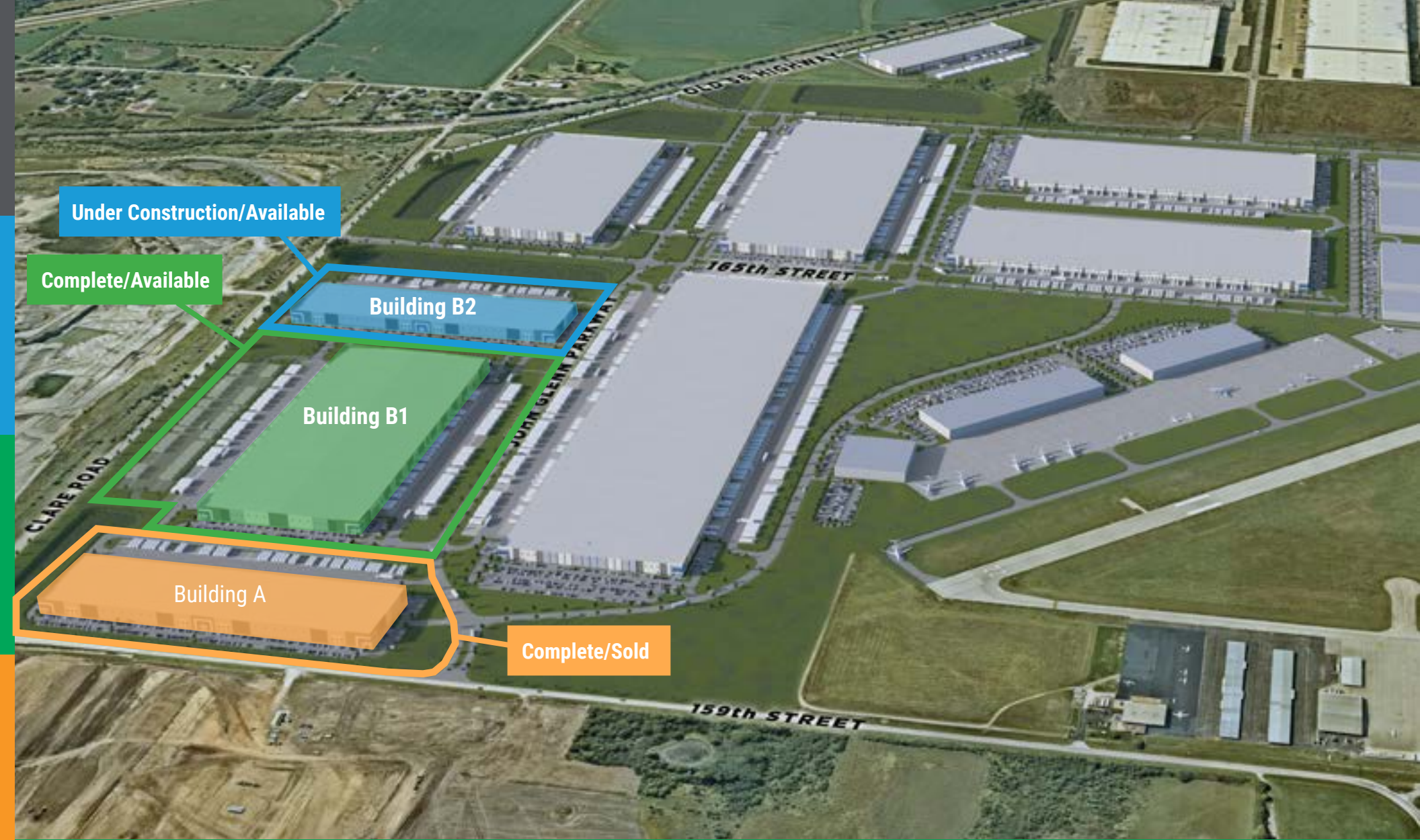
AUSTIN BAIER

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 VanTrust®

CBRE



New Century Commerce Center

<u>Building</u>	<u>Building Size</u>	<u>Availability</u>
A	333,382+/- SF	SOLD
B1	752,400+/- SF	752,400+/- SF Available
B2	333,382+/- SF	200,566+/- SF Available

NEW CENTURY COMMERCE CENTER

BUILDING B1 FEATURES



**AGGRESSIVE TAX
ABATEMENT IN PLACE**



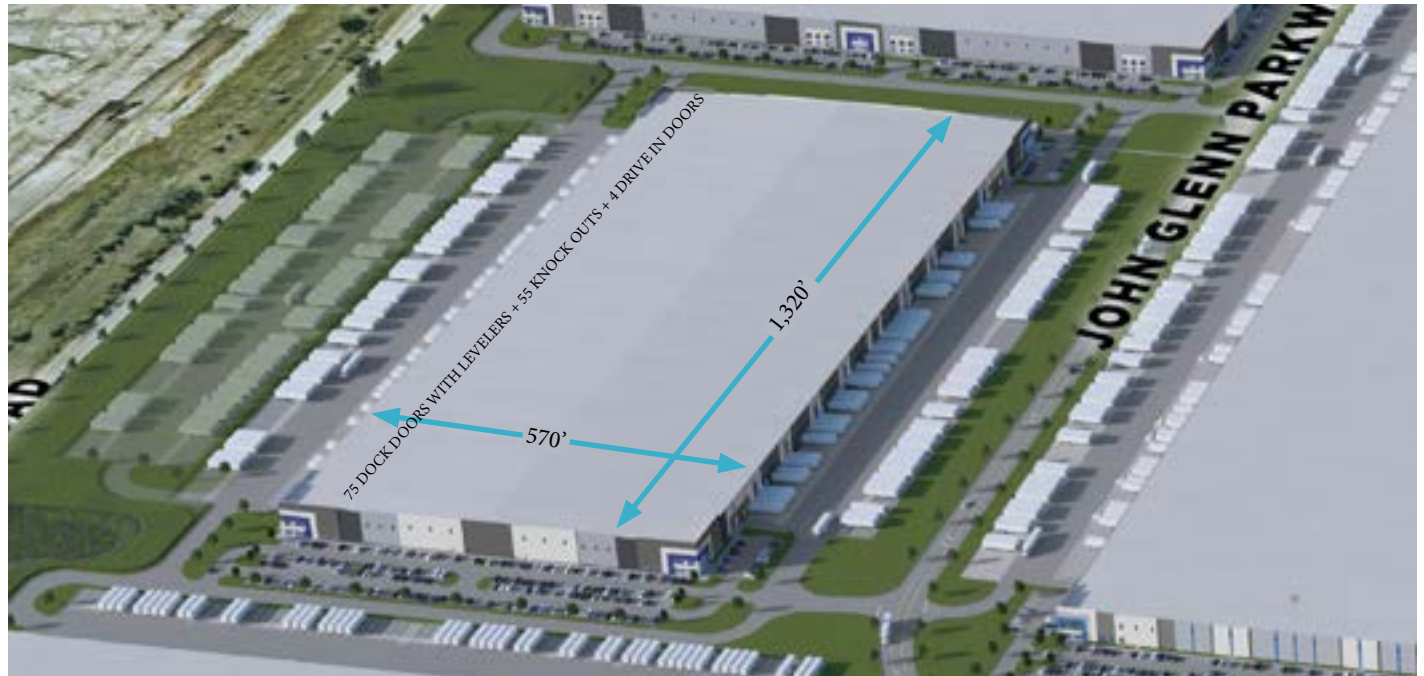
**SUPERIOR LABOR
POOL**



**EXCEPTIONAL
HIGHWAY ACCESS**



**SUPERIOR
BUILDING DESIGN**



Building Size:	752,400+/- SF	Fire Protection:	ESFR
Available SF:	752,400+/- SF	Power:	3,000 amp, 277/480, 3-phase base service
Acreage:	50.00+/- Acres	Lighting:	LED lighting, 2 fixtures per bay typical, 30 f.c. at speed bay
Building Dimensions:	570'x 1,320'	Roofing:	R-20, 45 mil TPO roof system
Clear Height:	40'	Tax Abatement:	PILOT Payment: \$0.30/SF escalating at 1.5%/year (10 years)
Column Spacing:	50' x 56' typical; 60' speed bays	Net Charges	Insurance: \$0.11/SF CAM: \$0.37/SF
Dock High Doors:	75 equipped with 40,000 lb mechanical levelers, bumpers and seals; Expandable to 130	Total Net Charges:	\$0.78/SF
Drive In Doors:	4		
Trailer Parking	176+/- spaces		
Auto Parking:	377+/- spaces		
Floor Thickness:	7" concrete unreinforced		

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REGIONAL MAP

CBRE

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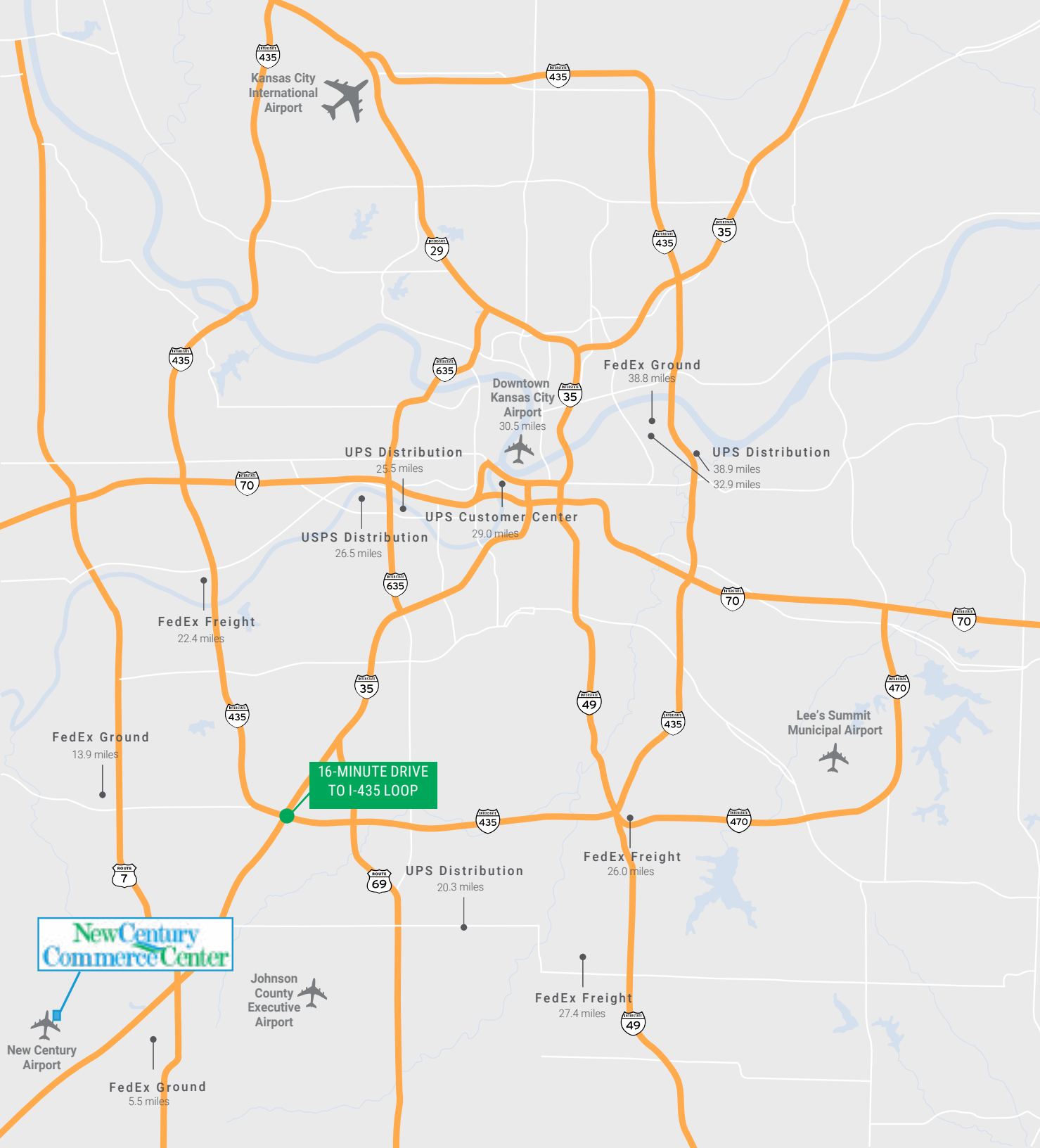
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A DEVELOPMENT OF



16-MINUTE DRIVE
TO I-435 LOOP

New Century
Commerce Center

Johnson
County
Executive
Airport

Kansas City
International
Airport

FedEx Freight
22.4 miles

FedEx Ground
13.9 miles

UPS Distribution
25.5 miles

UPS Distribution
26.5 miles

UPS Customer Center
29.0 miles

Downtown
Kansas City
Airport
30.5 miles

FedEx Ground
38.8 miles

UPS Distribution
38.9 miles
32.9 miles

Lee's Summit
Municipal Airport

FedEx Freight
26.0 miles

UPS Distribution
20.3 miles

FedEx Freight
27.4 miles

FedEx Ground
5.5 miles

New Century
Airport