



For Sale Poindexter Garage

330 W 9th St. | Kansas City, MO 64105

Jones Lang LaSalle Americas, Inc., a licensed real estate brokerage

Property Details

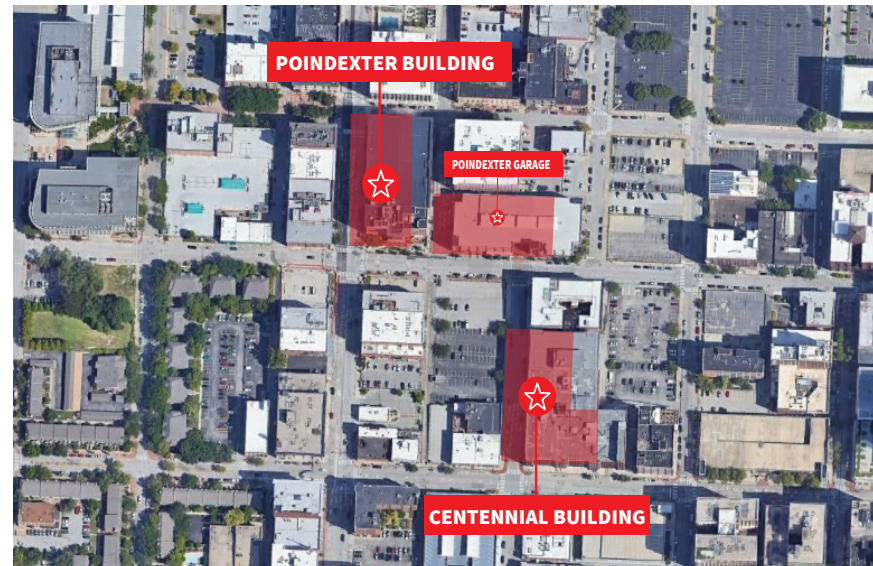
TOTAL SF:	170,080 SF
TOTAL STALLS:	995
SECURITY:	GATED, SECURED ENTRY
SERVICES:	ELEVATOR
TOTAL ACRES:	1.02 ACRES
NOTES:	OPPORTUNITY FOR SMALL RETAIL LEASE

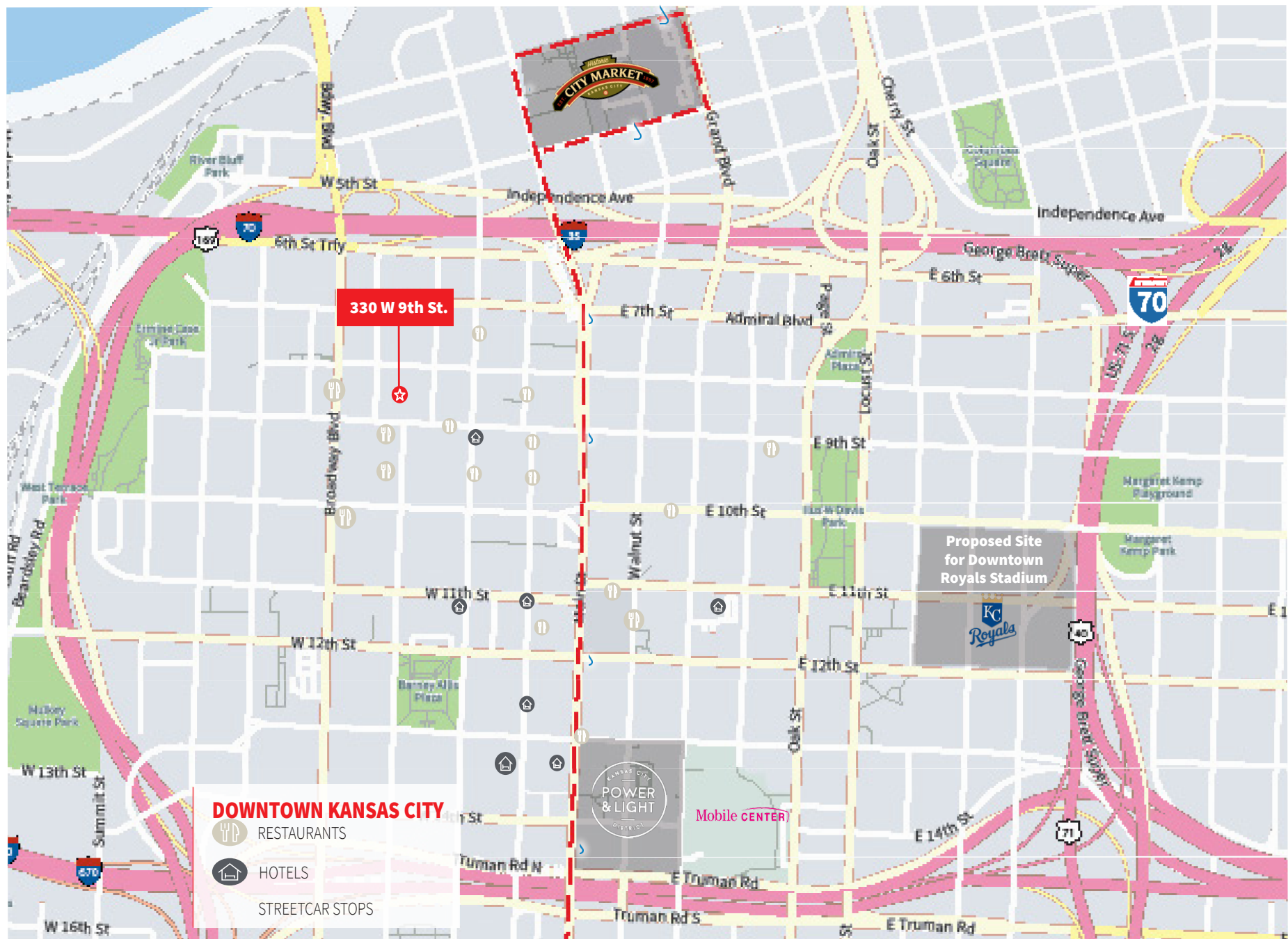
CREDIT CARD SUPPORTED ENTRY/EXIT EQUIPMENT INSTALLED IN JUNE 2022



Location

The Kansas City Garment District is located in Downtown Kansas City, Missouri to the east of Quality Hill, across Broadway Boulevard. In the 1930s several large clothing manufacturers clustered here, making Kansas City's garment district second only to New York City's in size. Its old industrial buildings have since been redeveloped into loft apartments, office, and restaurants. Henry Perry, father of Kansas City-style barbecue got his start in 1908 from a stand in an alley in the neighborhood.





Why Buy?



Ability to procure a modern parking garage, significantly below replacement cost



Highly constrained parking market, with new development in the pipeline



Most logical parking for Poindexter and Centennial buildings, either for office or redevelopment uses



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