

FOR SUBLEASE > OFFICE / WAREHOUSE / LAB SPACE



# 560 N Rogers Road

OLATHE, KANSAS



## Building Features

- > **Total sublease area:** 21,000± SF - 26,000± SF
  - > **Office:** 1,000± SF
  - > **Lab:** 20,000± SF
  - > **Warehouse:** 5,000± SF (optional)
- > **Year built:** 1981
- > **Loading:** 3 dock-high doors
- > **Clear height:** 20'
- > **HVAC:** fully air-conditioned
- > **Sprinkler system:** wet
- > **Electrical service:** heavy
- > **Parking:** 2.7 per 1,000 SF
- > **Zoning:** M-2
- > **Lease rate:** \$5.00 PSF (full service)
- > **Sublease term:** December 31, 2018
- > **Additional Lab Information:**
  - > Reverse osmosis water system
  - > 900± SF walk-in cooler
  - > Diesel back up generator
  - > Wet lab with 9 sinks, multiple eye wash stations, deionized water

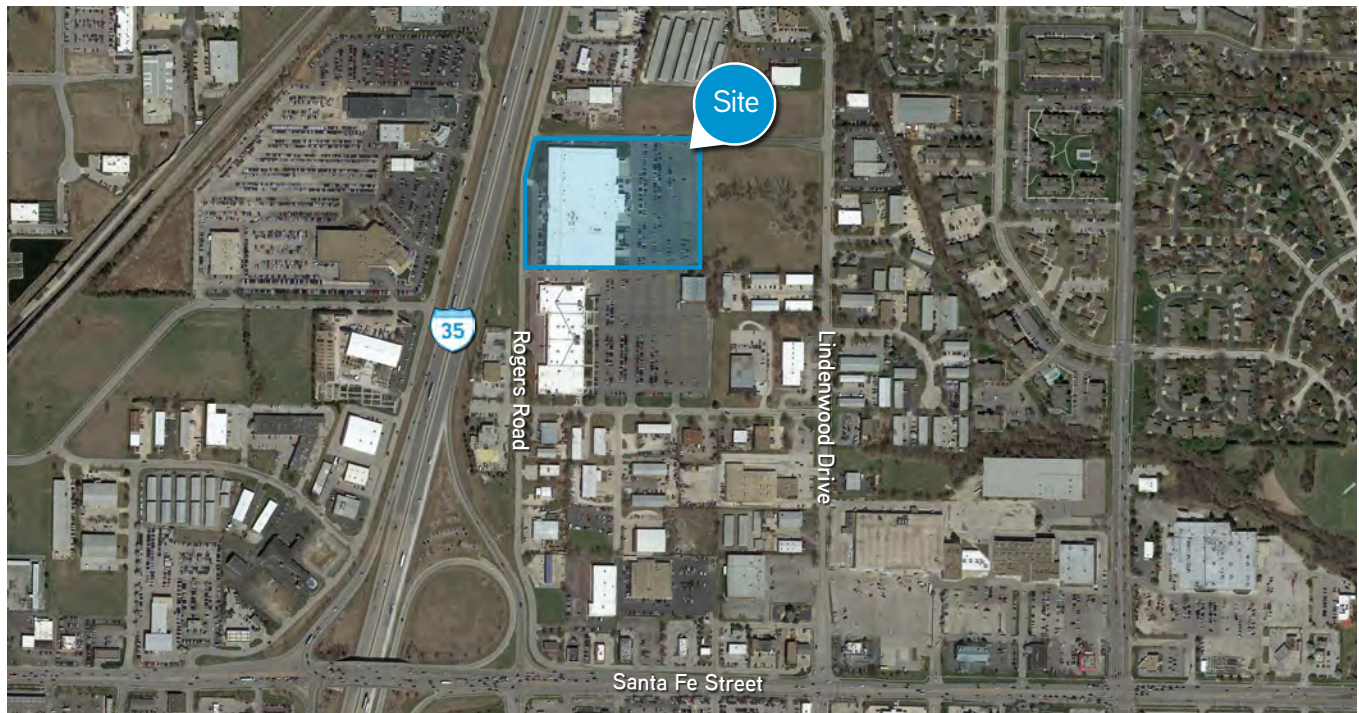
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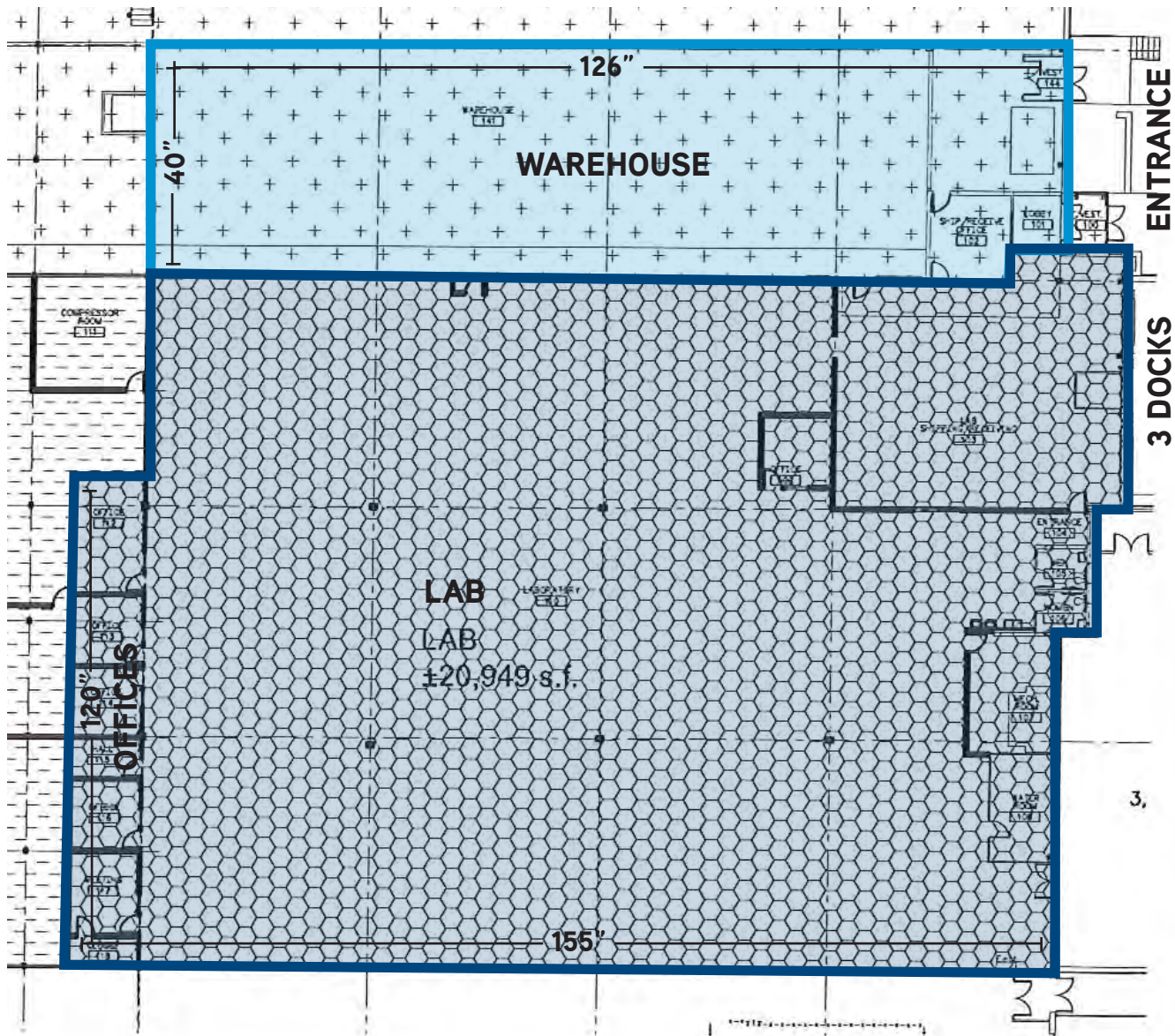




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