

FOR LEASE > RETAIL SPACE



805 Massachusetts

LAWRENCE, KANSAS

PRICE REDUCED!



Building Features

- > Downtown location on the west side of Massachusetts Street, near the corner of 8th Street
- > Metered parking at the front entrance and free, 2-hour parking at the rear
- > Unique rear access to the west sidewalk and parking
- > Large storefront with open retail area ready for any use
- > Four dressing rooms and well-lit floor area
- > Approximately 5,850 SF
- > ~~\$15.00~~ **\$14.00**/SF (\$6,825.00/month), NNN (\$1,887.50/month)
- > Estimated total monthly lease rate: ~~\$9,200~~ **\$8,712.50**
- > Space may be demised for qualified tenant

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