



STANTON ROAD
CAPITAL

PLAZA WEST

4600

MADISON | KANSAS CITY MO



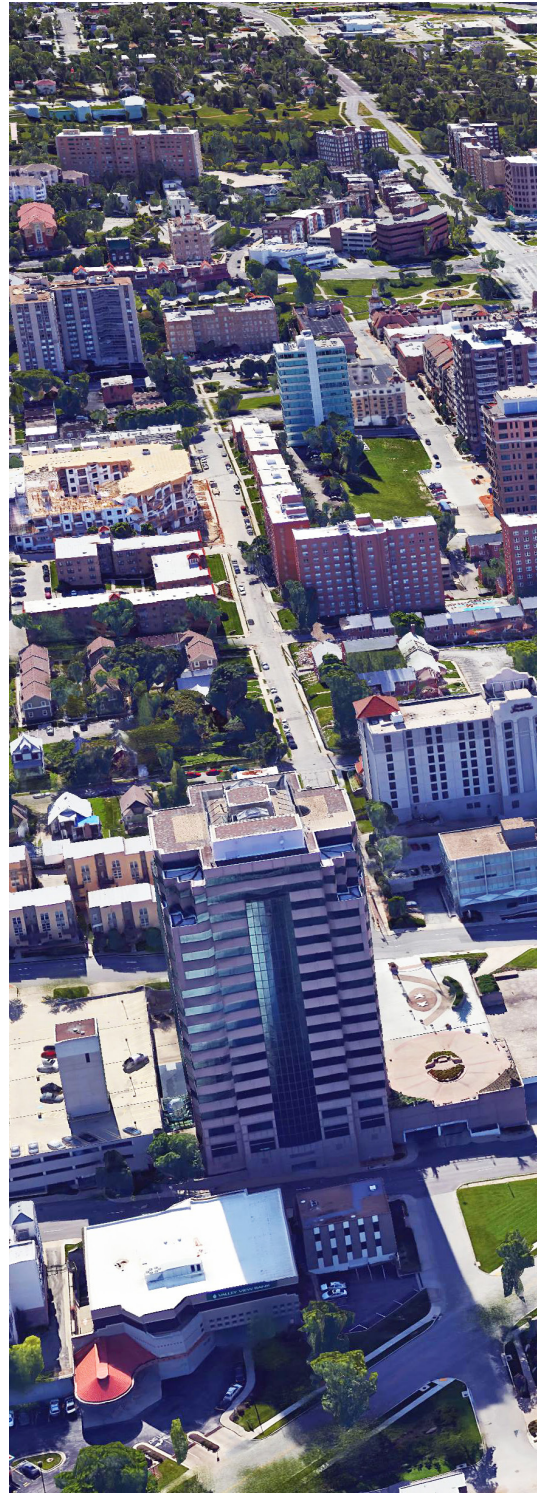
CUSHMAN &
WAKEFIELD

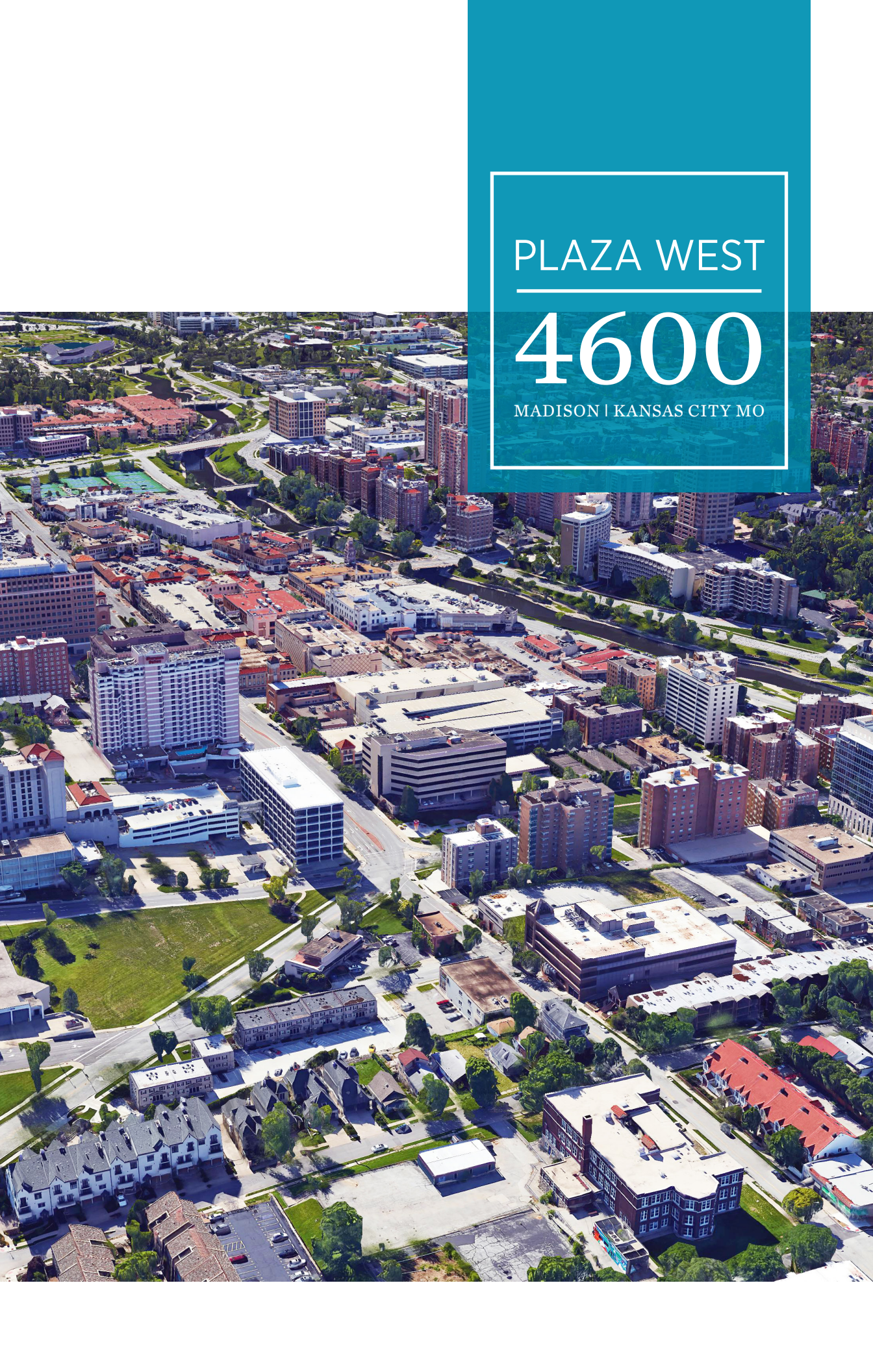
Welcome to Plaza West

KC'S PREMIER OFFICE LOCATION

Offering stunning views and surrounded by best-in-class amenities—dozens of shops, restaurants, and services are just a few blocks away, making Plaza West Kansas City's premier office location. In addition to the ample on-site amenities, the large open floor plates allow for effective workplace efficiency, productivity and innovation, while the exceptional building ownership and management ensure that every detail is covered.

- Under new institutional ownership—investing in both exterior and interior upgrades to the common areas and building
- Within walking distance to the Country Club Plaza, Kansas City's premier entertainment and shopping district
- Ample connected, covered parking available is at \$65.00 per space per month—well below market rates for the area
- Exterior building and monument signage available with exposure to the thousands of visitors to the Plaza
- On-site amenities including fitness center, cafe, outdoor green space and easy visitor parking
- Professional on-site management





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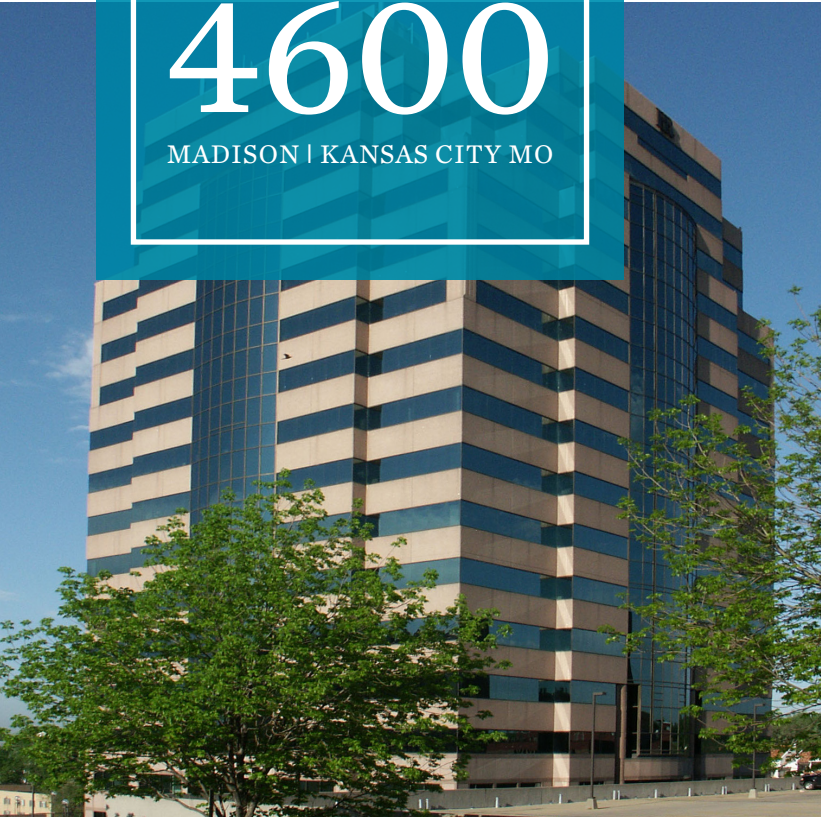
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CONCEPTUAL RENDERINGS
PROVIDED BY:

B | R | R
architecture



Planned Renovations

UPGRADES TO COMMON AREAS

Recently acquired by new institutional owner, Stanton Road Capital is committed to providing its tenants a best-in-class atmosphere equally matched to the building's best-in-class location.

Planned improvements include modern updates to the common areas, such as the lobby, elevators and garage entrances.



Kansas City's Original

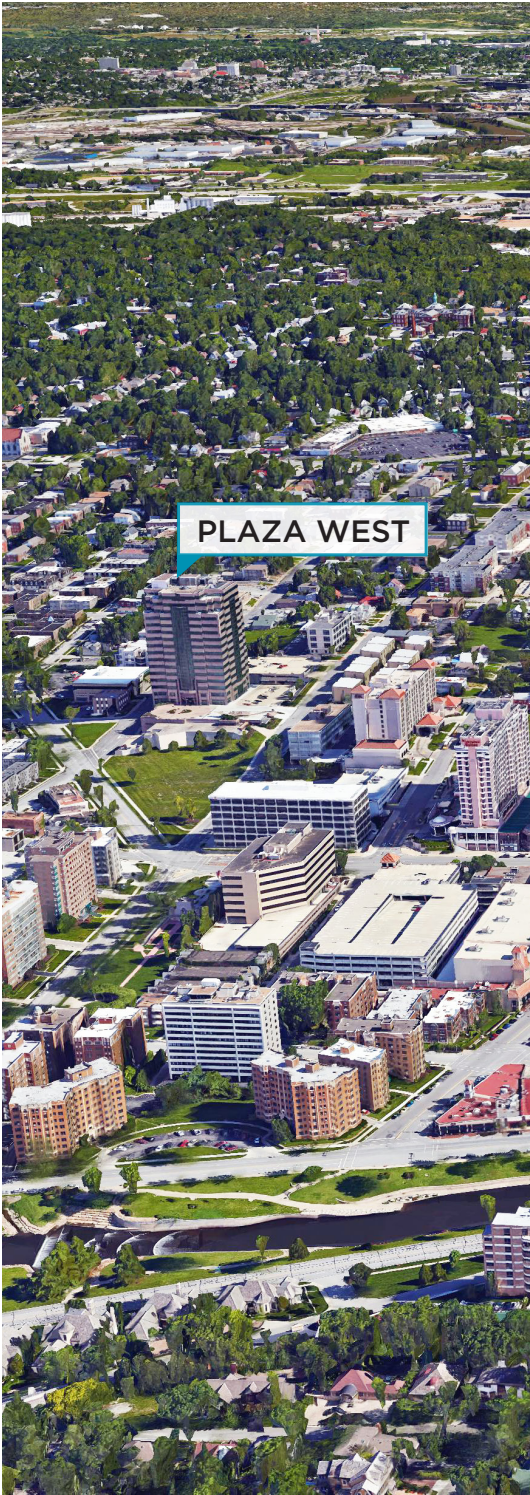
LIVE. WORK. PLAY. DESTINATION

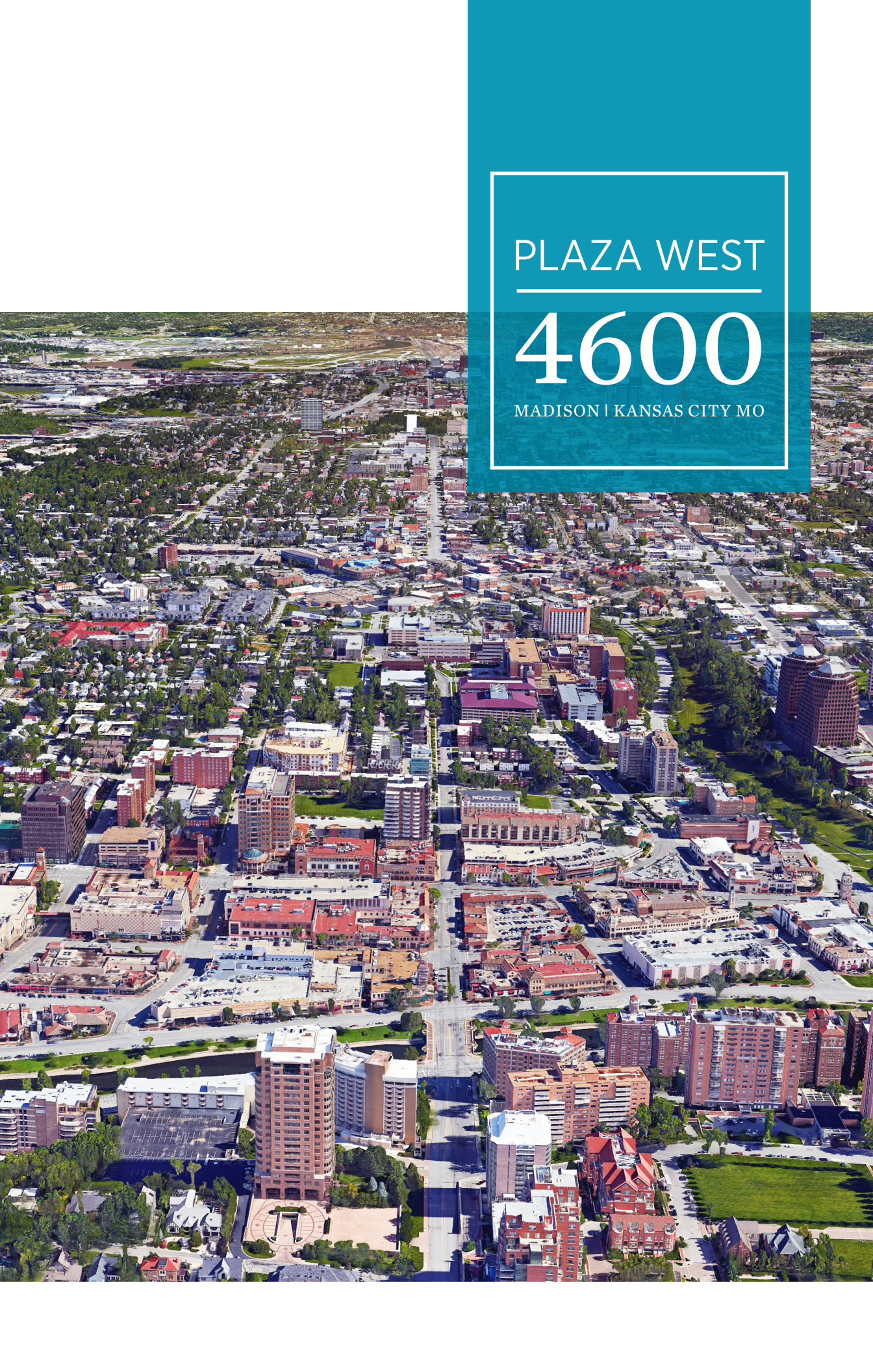
The Country Club Plaza is the crown jewel of Kansas City. This 55-acre outdoor museum offers tenants, residents and millions of visitors each year access to a best-in-class mix of food, fashion and culture. Built with distinction, the Spanish themed lifestyle center is home to over 20 fountains and wishing wells, antique sculptures and mosaics scattered throughout the ornate red-tiled roofs and towers.

Since 1925, the Country Club Plaza has been adorned with stunning holiday lights—the “Season of Lights” is one of Kansas City’s oldest and longest traditions. In addition, several other outdoor events occur throughout the year including the annual Plaza Art Fair, seasonal events and several concerts and performances. Be part of our culture. Come and experience everything the Country Club Plaza has to offer!

Drive Time Info

| Destination | Drive Time |
|-----------------------------------|------------|
| Westport Entertainment District | 5 Minutes |
| Crown Center/Union Station | 8 Minutes |
| P&L District/Downtown | 10 Minutes |
| Interstate 49 | 10 Minutes |
| Interstate 70 | 15 Minutes |
| Kansas City International Airport | 30 Minutes |





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Proudly owned by Stanton Road Capital, LLC (SRC) a Los Angeles-based investment management firm focused on select commercial real estate and private equity strategies. SRC is an entrepreneurial investor that brings a disciplined, institutional approach to underwriting, structuring, and managing its investments. We focus on under-served segments of the middle-market and aim to create lasting value for our private and institutional capital partners. For more information, please visit www.stantonroadcapital.com.



Cushman & Wakefield is pleased to represent Plaza West—located on the prestigious Country Club Plaza. For more information, contact the office leasing team at:

Miles McCune

Senior Director
miles.mccune@cushwake.com
Direct: +1 816 412 0213

Travis Helgeson

Director
travis.helgeson@cushwake.com
Direct: +1 816 412 0215

2600 Grand Boulevard, Suite 1000
Kansas City, MO 64108
Main +1 816 221 2200
Fax +1 816 842 2798
cushmanwakefield.com