

Downtown  
Retail  
**FOR LEASE**



Opportunity in  
heart of downtown  
Lawrence

# 911 Massachusetts Street

Lawrence  
Kansas



## Property Description

- Prime location at 9th and Massachusetts St. (Equivalent to Main Street)
- Excellent space for retail or professional with visible frontage.
- In heart of historic downtown, near one of the busiest corners.
  - National retailer presence
  - Specialty local shops
  - Top tier restaurants
- Convenient parking with alley access and 500+ city garage nearby.



## Property Highlights

- Unit size: Various
- Accessible restrooms
- Zoning: Commercial Downtown
- Year Built: 1966, renovated 1994
- Lease Type: Full Service
- Lease Rate: Various

### AGENT:

EVAN HOLT  
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### BROKERAGE:

Stephens Real Estate  
2701 W. Sixth Street  
Lawrence KS, 66049  
www.Commercial.StephensRE.com

911 Massachusetts

Floor Plan



SUITE E 5311 SF TENANT: FEDEX	SUITE D 2359 SF TENANT: VACANT	SUITE C 1393 SF TENANT: VACANT	SUITE B 1006 SF TENANT: VACANT	SUITE A 2918 SF TENANT: CHIPOTLE
Occupied	Pending	Available	Available	Occupied
	\$3,995 monthly	\$2660* monthly	\$2,400 Monthly	

**ALL INCLUSIVE PRICING**

(base rent + Taxes, insurance, water, gas, electric)  
[\*Suite C has own water meter]

- Coveted small retail location in the heart of downtown.
- Opportunity for additional space for storage or back of business related activities in the basement which makes the most of the prime retail square footage.

*Rare Opportunity  
In the heart of  
downtown*