# linea STAYS

Designed for Life in Between.

KANSAS CITY, KANSAS · WHOLE-HOME STAYS

*The whole house. Six guests. One bill.*

## THE RESIDENCE

### 3 Bedrooms · 2 Baths · Sleeps 6

A designed boutique home in historic Rosedale — private, quiet, and minutes from everywhere your group needs to be. No shared walls with other guests, no front desk, no splitting the party across floors.

1,180 sq ft across three floors. Garage, laundry, and fitness studio at the entry level; kitchen, living, and primary suite on the second floor; two bedrooms and full bath on the third. Stairs between all levels.

## WHAT'S HERE

- Full chef's kitchen — cook, don't eat out for a week
- Garage parking plus driveway
- 1 Gig fiber — 989 Mbps up and down
- Peloton studio and dedicated yoga room
- Projector screen and Apple TV throughout
- Two outdoor sitting areas
- In-unit laundry
- Self check-in, monitored security

### WHY THE HOUSE

Six guests in three or four hotel rooms means separate bills, separate floors, and nowhere to gather. Here it's one booking, one kitchen, one living room — usually for less than the rooms would have cost.

## MINUTES FROM

| | |
|---|---|
| KU Medical Center | 5 min |
| Country Club Plaza | 10 min |
| Downtown & Crossroads | 10 min |
| T-Mobile Center | 11 min |
| Children's Mercy Park | 13 min |
| Kansas Speedway & Legends | 15 min |
| GEHA Field at Arrowhead | 18 min |
| KCI Airport | 30 min |

Drive times approximate and vary with traffic and event days.

## BOOKING

| | |
|---|---|
| Nightly rates | Quoted by date |
| Maximum occupancy | 6 guests |
| Pets | Welcome — $300 per stay |
| Extended stays 30+ nights | Seasonal, by quote |

Rates move with season and demand, so we quote by date rather than publish a fixed nightly figure. Event weekends and holidays book early. Ask about holds for room blocks and multi-week bookings.

### GROUP & EVENT ORGANIZERS

Happy to hold dates for wedding parties, travel teams, trial teams, and production crews. Direct billing and invoicing available for organizations.

**Eaton Street Holdings LLC dba Linea Stays**

Licensed and permitted through the Unified Government of Wyandotte County
Special Use Permit SP2026-042 · Rental license on file

GUEST FAVORITE
5.0 · Airbnb

Steven Jennings
OWNER & HOST

816.209.7377
hello@lineastays.com · lineastays.com