

## PAD SITE FOR SALE



### LAND HIGHLIGHTS

- **65,340 SF (1.5 Acres) Pad Site For Sale**
- Second highest income in state of Kansas by zip code
- Price Chopper brings more than 25,000 weekly shoppers to the center
- Excellent access & visibility
- Adjacent to Cameron's Court, a planned mixed-use development spanning 116 Acres & 883 housing units

### SALE CONTACT

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## LISTING INFORMATION

<b>Shopping Center</b>	Market Square
<b>Address</b>	3601-3633 W 133rd St Leawood, Kansas 66209
<b>Space Available</b>	63,340 SF (1.5 Acres)
<b>Parking</b>	5.59/1,000 SF 845 Surface Spaces
<b>Zoning</b>	CP-O, Planned Office Building District
<b>Frontage</b>	339' on 133rd St (with 1 curb cuts)
<b>Traffic Volume</b> W 135th St & Mission Rd	19,115 Cars Daily
<b>Population Growth '21-'26</b>	3.31%





### Market Square Tenants

- |                               |                          |                            |                         |
|-------------------------------|--------------------------|----------------------------|-------------------------|
| <b>A</b> Lancaster Liquor     | <b>F</b> Blush Boot Camp | <b>K</b> Available         | <b>P</b> Sarpino's      |
| <b>B</b> Playabilities        | <b>G</b> BP Nails        | <b>L</b> Edward Jones      | <b>Q</b> Kumon Tutoring |
| <b>C</b> Kahn Family Dental   | <b>H</b> Optimal Health  | <b>M</b> Emler Swim School | <b>R</b> Back to Rock   |
| <b>D</b> Carmelle Hair        | <b>I</b> WHC Worldwide   | <b>N</b> Animal Health     | <b>S</b> China King     |
| <b>E</b> Krigel Mesh Diamonds | <b>J</b> Invisible Fence | <b>O</b> Code Ninjas       | <b>T</b> PT Solutions   |

### DEMOGRAPHIC HIGHLIGHTS

	1 mile	3 miles	5 miles
<b>Population</b>	7,295	62,864	158,677
<b>Households</b>	2,625	24,885	63,522
<b>Avg HH Income</b>	\$187,118	\$150,887	\$135,651

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