

PRAIRIE TRAILS WEST SHOPPING CENTER

OLATHE, KANSAS

FOR LEASE - RETAIL SPACE



Woodson Partners, LLC
Real Estate Leasing, Management & Investment

Jodi Belpedio

913-653-8200

10000 College Blvd. Ste. 120

Overland Park, KS 66210

www.woodsonpartners.com

jodi@woodsonpartners.com

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PRAIRIE TRAILS WEST SHOPPING CENTER

PROPERTY FEATURES

BUILDING INFORMATION

- Retail space available in-line and end-cap
- Convenient front door parking
- Handicap accessible
- Co-tenants include Starbuck's, Jersey Mike's Edward Jones, FedEx Kinko's and many other convenient retail shops
- Stucco exterior with state of the art design

PAD SITE INFORMATION

- Retail pad site ready to build to suit
- Approximately 20,813 square feet
- Cross access and parking with the shopping center
- Zoned C2 commercial
- Visible from both 151st Street & Blackbob Road
- Great high growth residential area

2010 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	13,548	69,796	162,400
Average HH Income	\$110,631	\$108,231	\$107,090
Average Age	32	32	32

AREA FEATURES

- Prestigiously located in Johnson County, Kansas.
- Just minutes from the Johnson County Regional Airport.
- Highly qualified and responsive leasing and management team committed to keeping our retention rate one of the highest in the market.
- Park benches, covered walkways and large patio area provide consumer convenience and relaxation.
- Highly educated area, 46% + with Bachelors Degree or higher.
- Olathe is ranked #24 fastest growing cities in the Nation and ranked #11 best places to live by CNN Money Magazine.
- Traffic count at 151st Street & Blackbob Road is 39,000 cars per day.

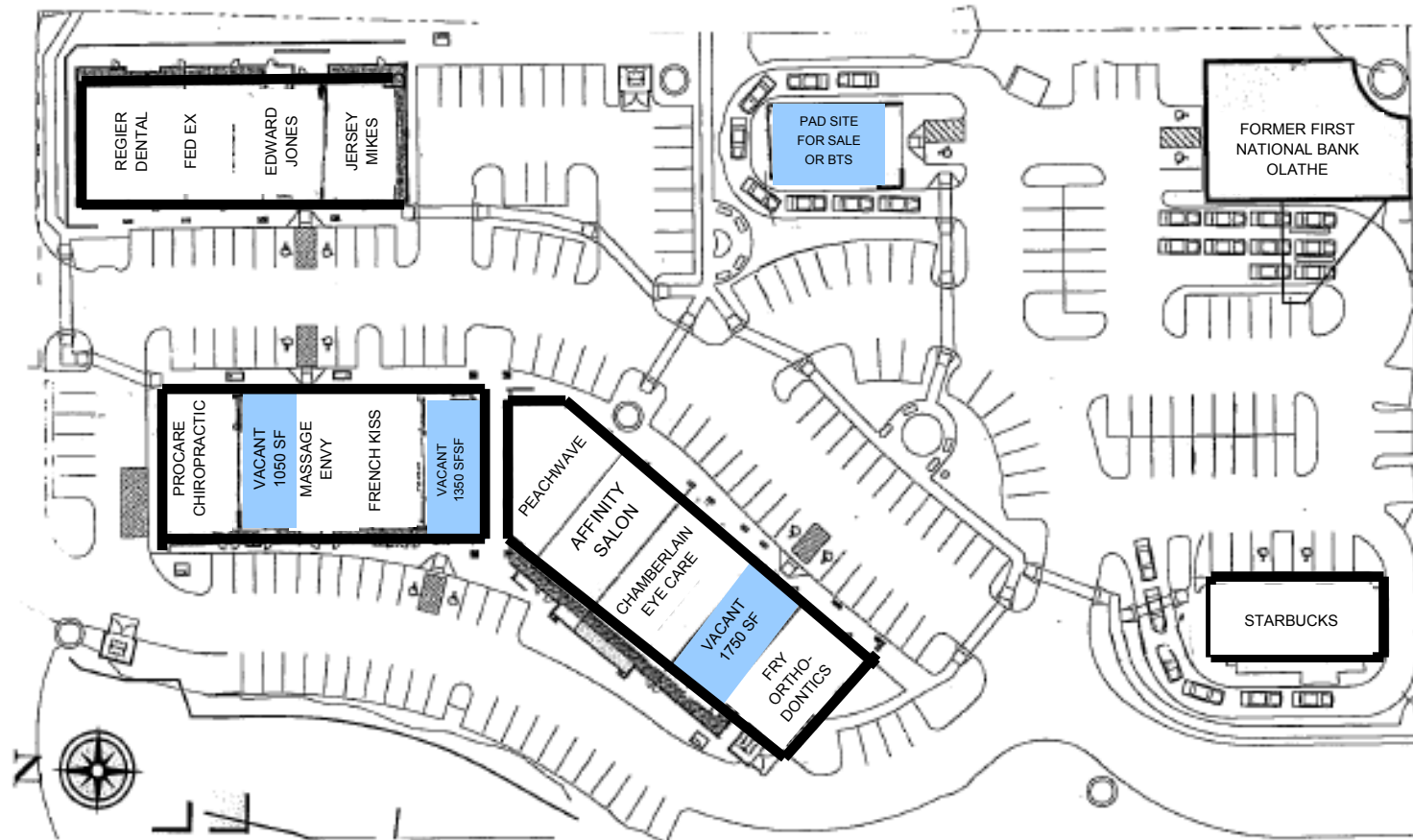
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PHOTOS



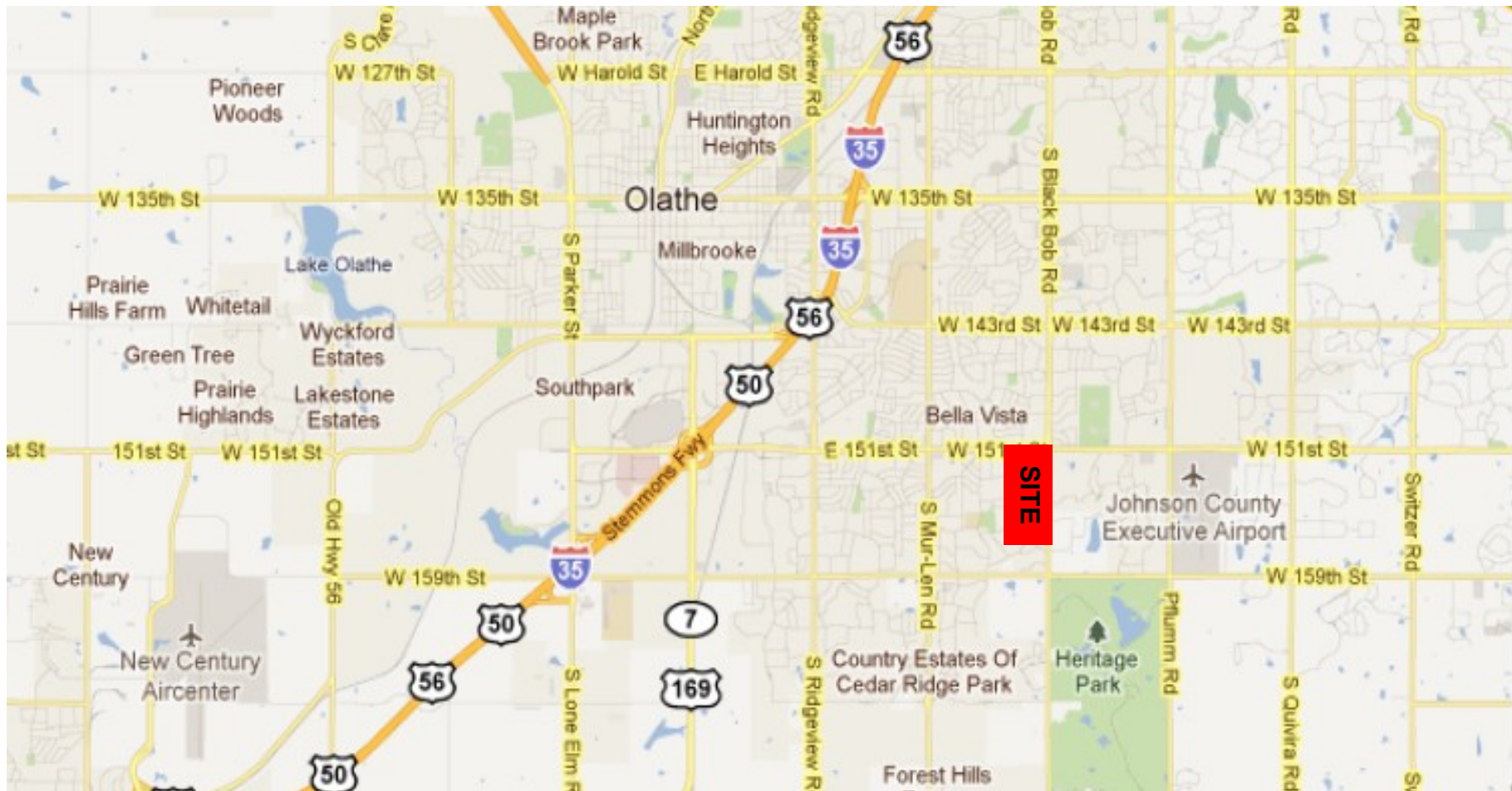
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SITE PLAN



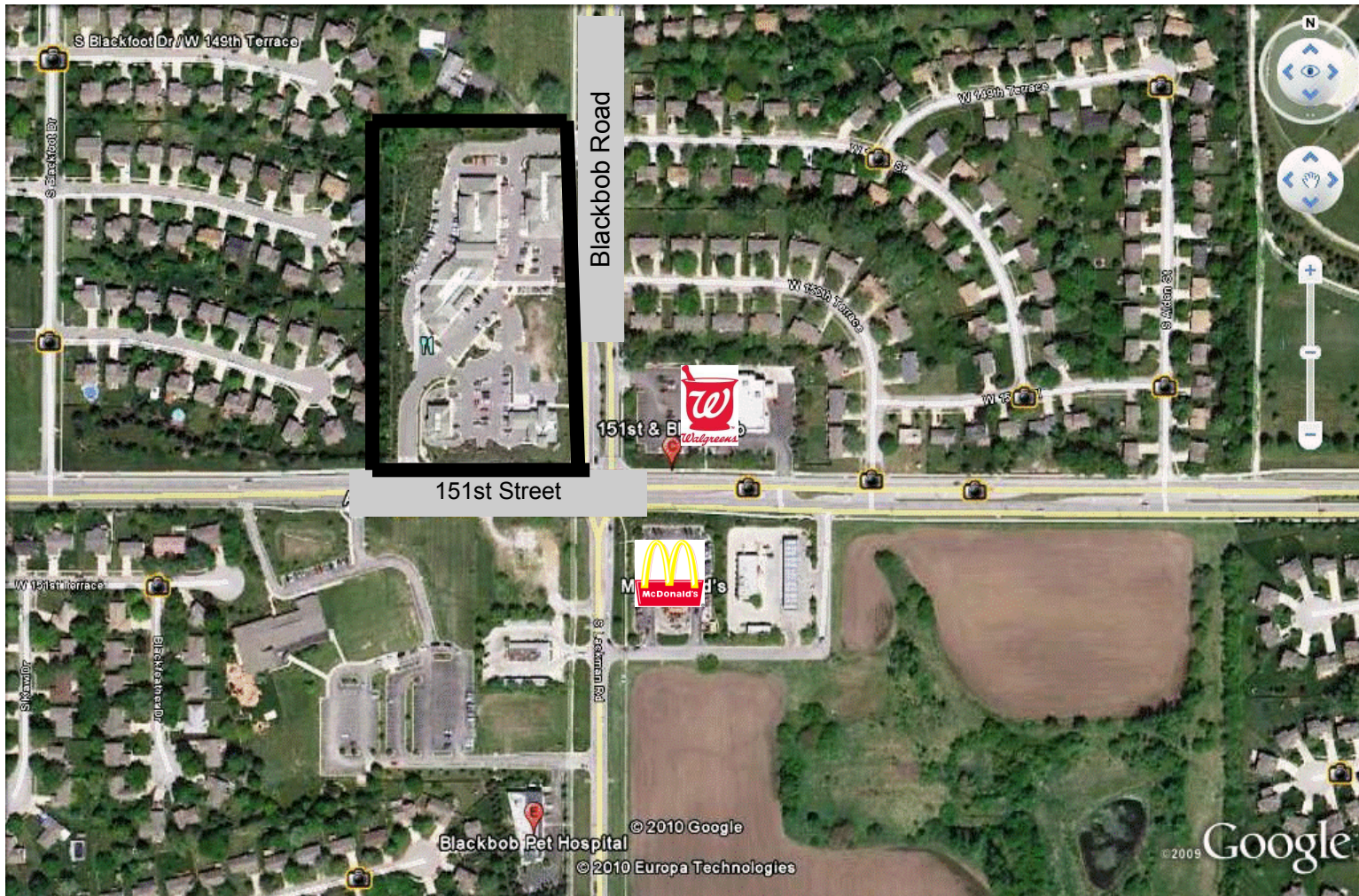
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STREET VIEW



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AERIAL VIEW



PRAIRIE TRAILS WEST SHOPPING CENTER

AERIAL VIEW WITH PAD SITE

