

introducing

RANCH MART SHOPPING CENTER



NORTHEAST CORNER OF 95TH & MISSION ROAD
LEAWOOD, KS

Community second to none.

A DEVELOPER WHO SET THE STANDARD

Ranch Mart Shopping Center, a landmark for generations of Johnson County residents, is undergoing a complete renovation. The shopping center developed by local homebuilder, Vic Regnier in 1958 was created so the homeowners of this neighborhood, in his words “would have a convenient place to shop and buy groceries”. In that same spirit the new Ranch Mart Shopping Center will set a standard of excellence--now and for decades to come.

EXCITING NEW RENOVATIONS

The shopping center will receive a complete remodel with new façade, landscaping and pedestrian areas. New retail and contemporary office space will be built on the northeast side of the shopping center.

VIBRANT & AUTHENTIC

Ranch Mart Shopping Center offers the unique combination of contemporary appeal and refined familiarity that perfectly represents the neighboring communities. Familiar to generations it is an authentic environment centrally located along the Mission Road corridor with the ability to draw further than the immediate trade area.



84K
Population



96K
Average
Household
Income

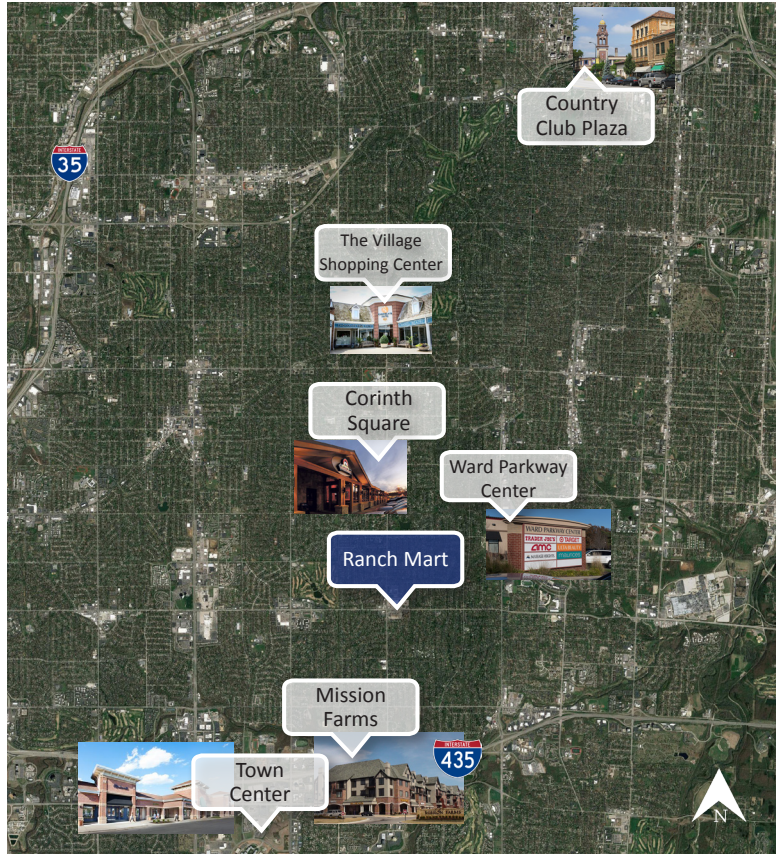


118K
Daytime
Population

SITE	2018 TOTAL POPULATION	2018 AVERAGE HOME VALUE	2018 AVERAGE HOUSEHOLD INCOME
71st & Mission (1 mile)	10,921	\$357,133	\$125,559
83rd & Mission (1 mile)	9,803	\$417,810	\$141,652
95th & Mission (1 mile)	8,313	\$429,011	\$146,615
107th & Mission (1 mile)	6,423	\$425,880	\$147,889
119th & Roe (1 mile)	7,926	\$420,487	\$163,882

*3 mile demos

RANCH MART SHOPPING CENTER



- Ranch Mart Shopping Center offers a strong mix of convenience and specialty retailers located in a densely populated area.
- Northern Johnson County is known for its striking residential neighborhoods, surging office and mixed-use property developments, retail vitality, excellent school districts, and a heightened quality of life for its residents.
- The convenient location provides amenities for the surrounding affluent neighborhoods such as Prairie Village, Brookside, Mission Hills, Leawood and Overland Park.
- Unique combination of density and incomes—the average value of single-family residences in the neighboring school districts is approximately \$317,700.

RANCH MART SHOPPING CENTER SITE PLAN



NEW MIXED USE BUILDING

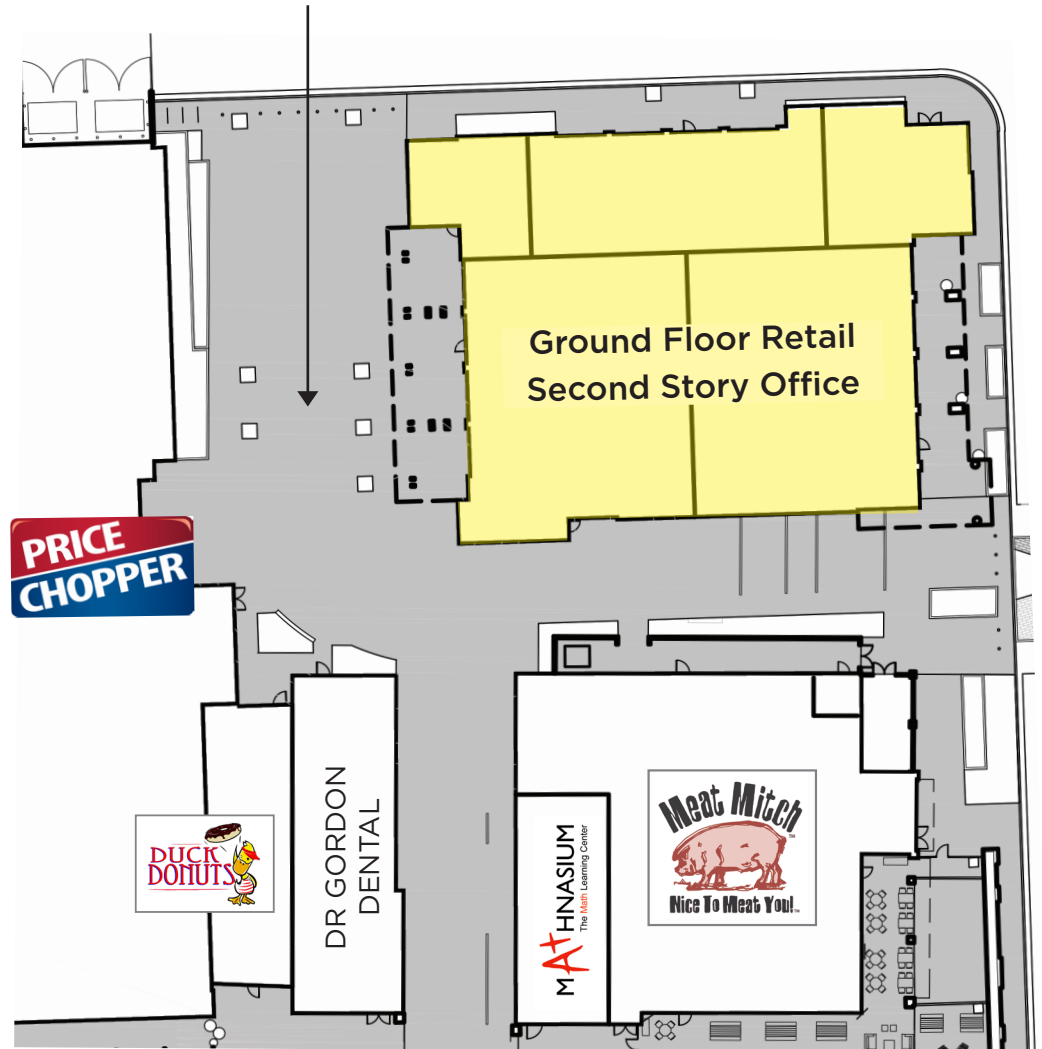


View southeast of new retail and office



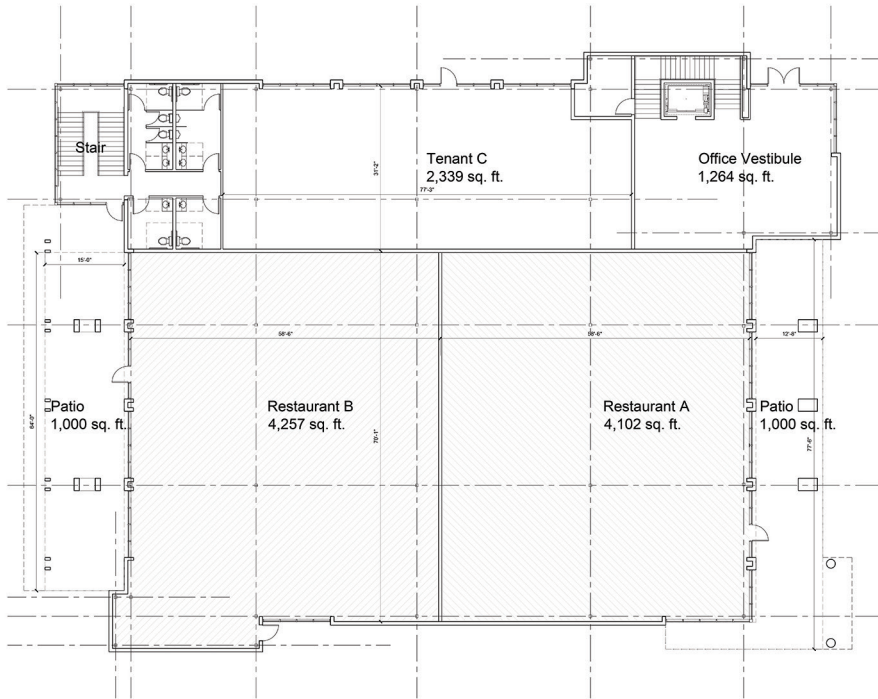
View northeast of office lobby

New public space with planned community activities, local art and family friendly elements



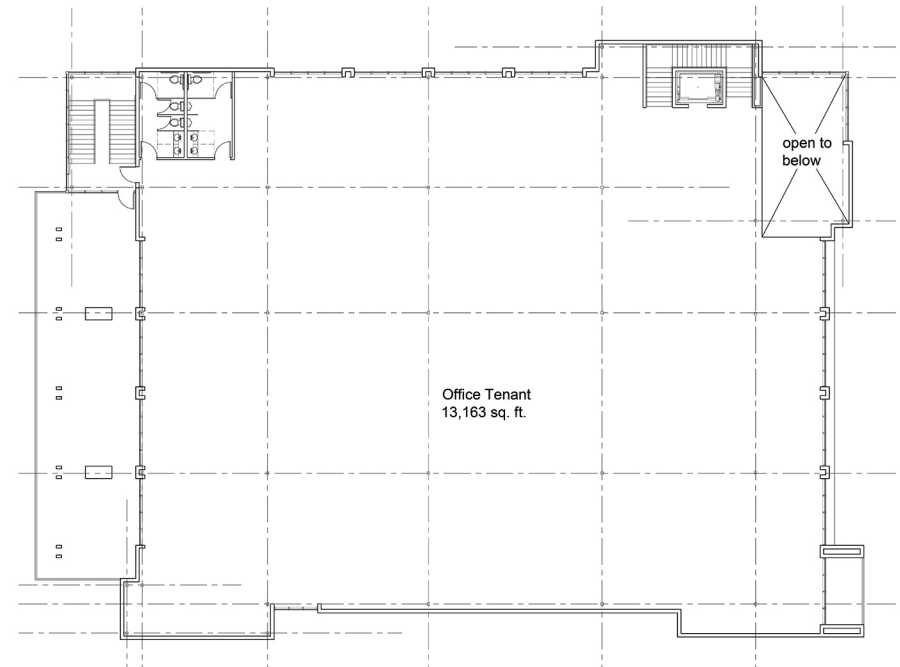
NEW MIXED USE BUILDING

Ground Floor Retail



View of the pedestrian area, restaurant patio and office with balcony amenity

Second Floor Office



View of the new two story building looking to the northeast

For more information please visit
www.cadencekc.com/ranchmartshoppingcenter

Exclusive Leasing Agents

Lindy Meyer Beyer

lindy@cadencekc.com

913.747.3306

Lynette Russ

lynette@cadencekc.com

913.747.3309

