



LEASE RATE: \$22/SF NNN

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	7,577	85,471	233,741
Avg. Household Income	\$100,561	\$139,381	\$128,778

- 600 SF - 5,100 SF retail spaces available
- 5,100 SF End Cap Restaurant Space Available
- Major retail corridor minutes from Sprint Headquarters, Black & Veach Headquarters, YRC Headquarters, Century Link Headquarters
- Excellent demographics and traffic counts
- Newly built in 2008 directly across the street from Costco
- Co-tenants include Ivy Learning Center, Sonic, Indulge Salon, and more



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

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Exclusive Agents

PROPERTY PHOTOS



SITE PLAN



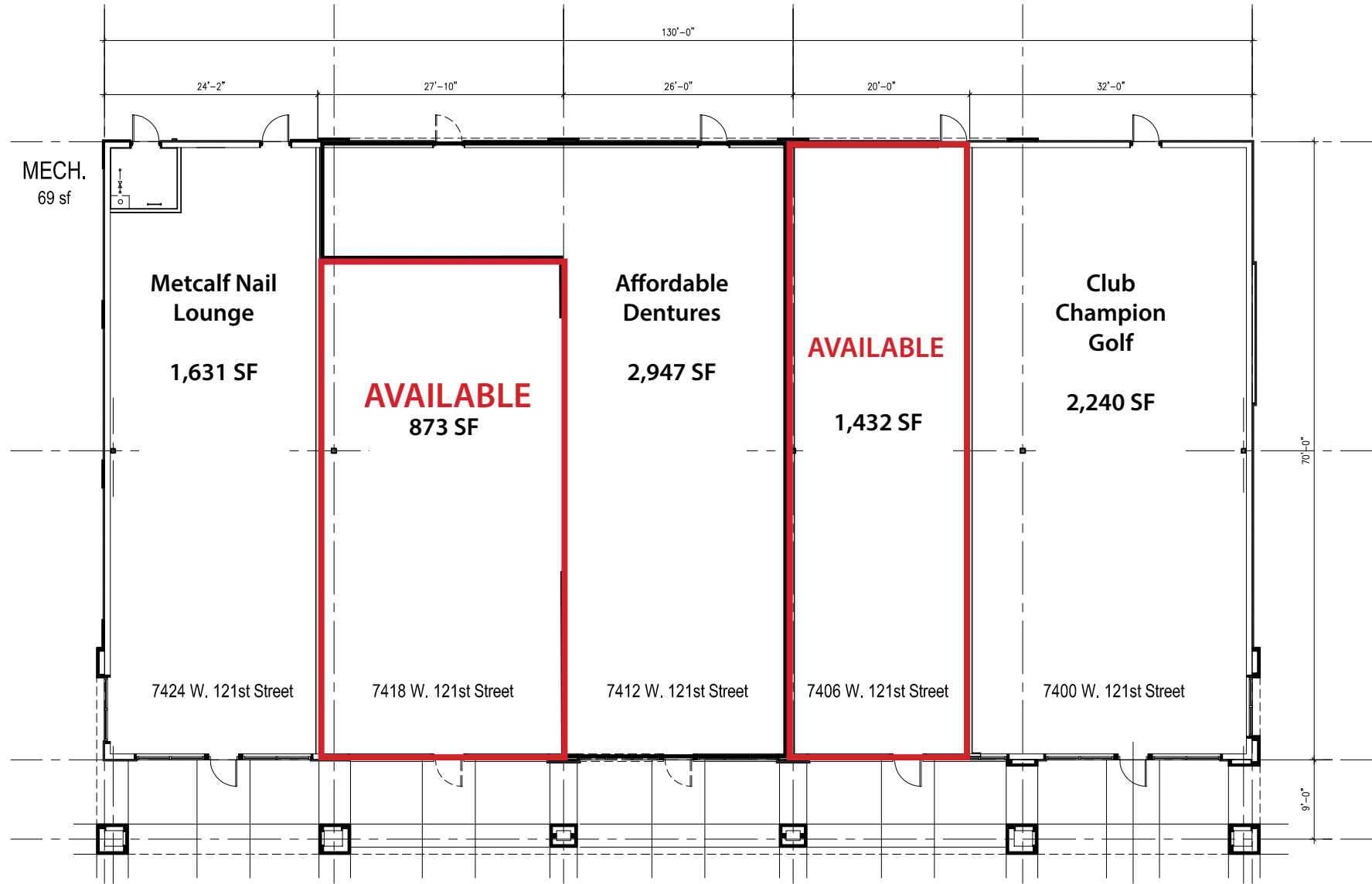


SOUTHRIDGE RETAIL CENTER

121st & Metcalf (NWC), Overland Park, KS

SPACE
FOR
LEASE

BUILDING A SITE PLAN



TOTAL AREA: 9,180 gsf



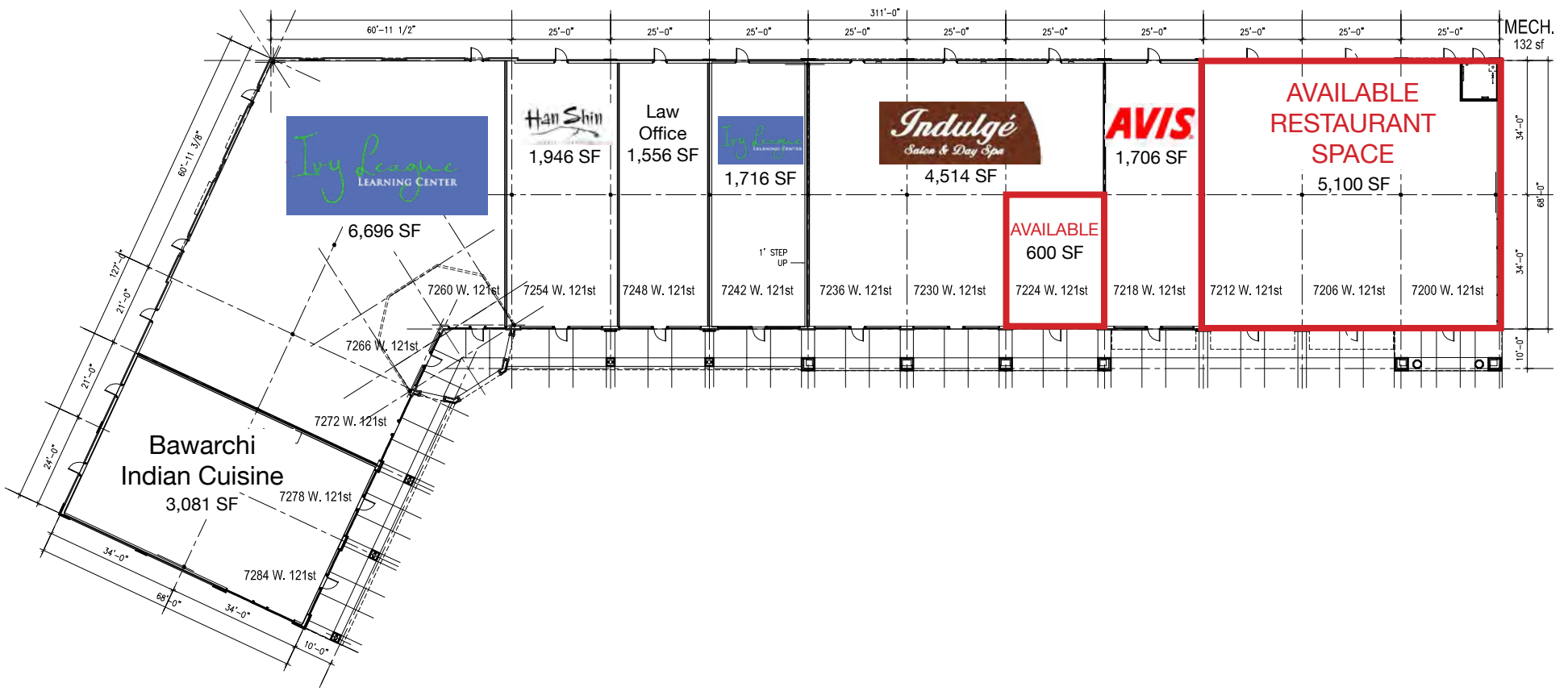


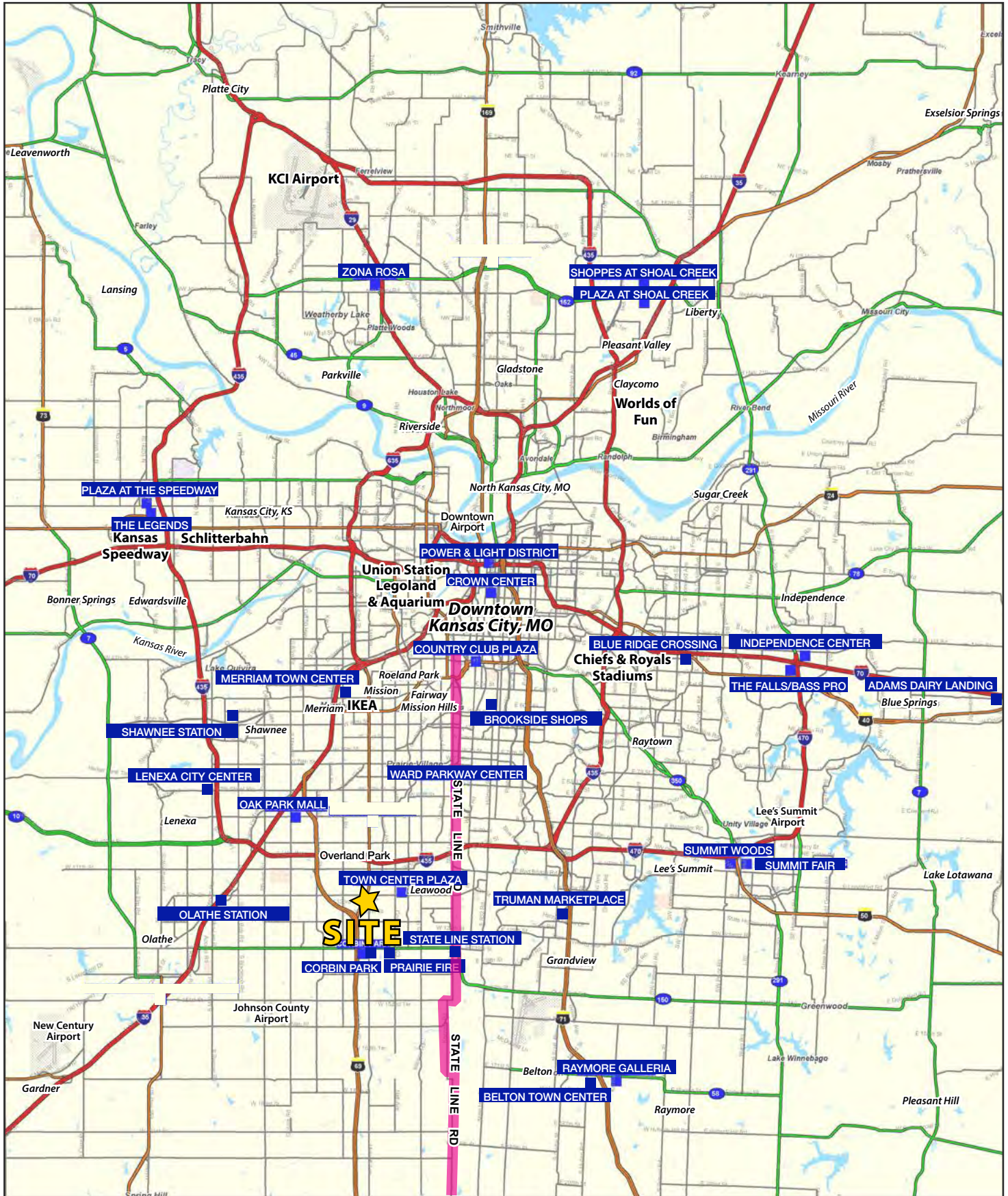
SOUTHRIDGE RETAIL CENTER

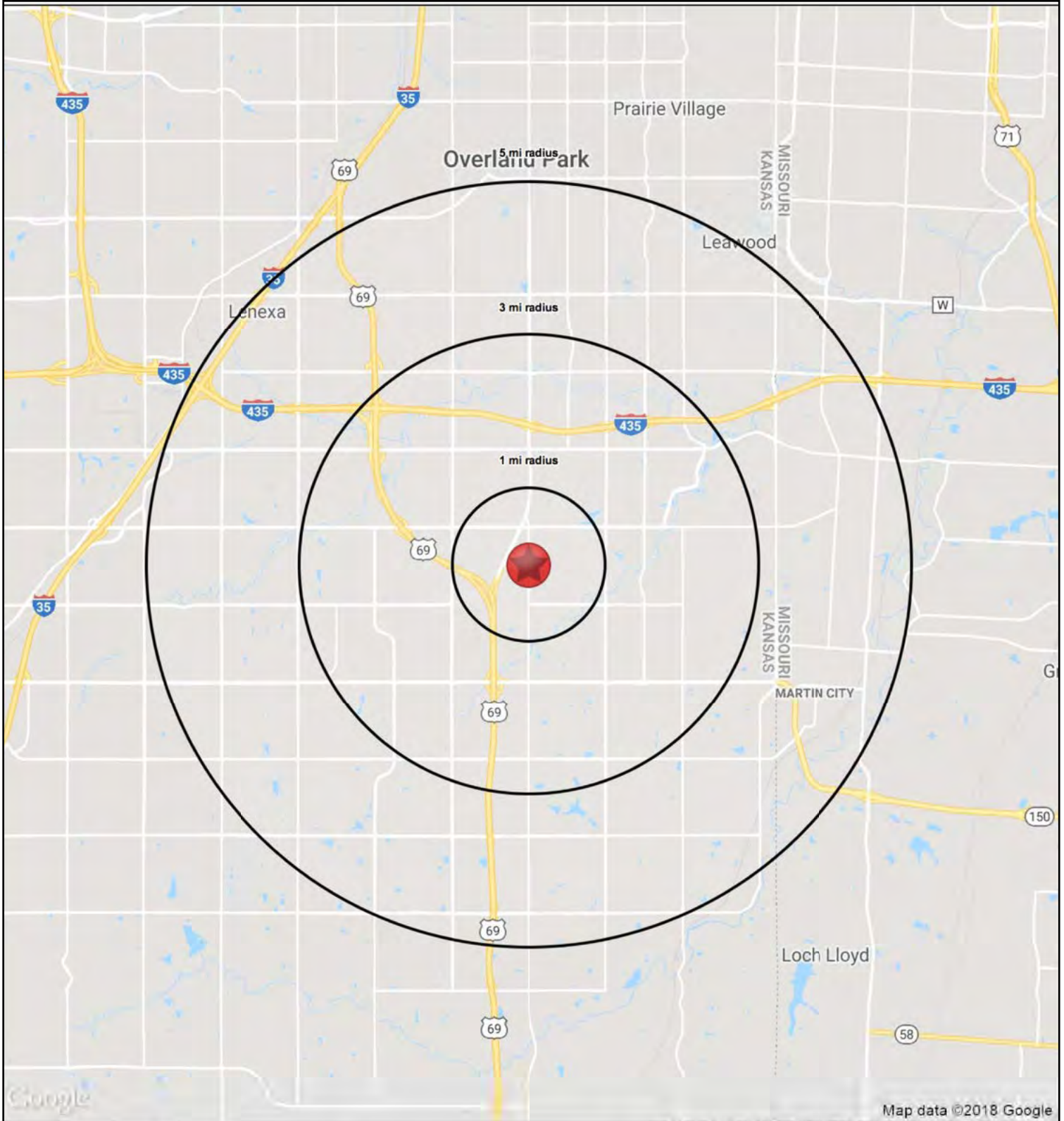
121st & Metcalf (NWC), Overland Park, KS

SPACE
FOR
LEASE

BUILDING B SITE PLAN









SOUTHRIDGE RETAIL CENTER

121st & Metcalf (NWC), Overland Park, KS

**SPACE
FOR
LEASE**

121st Street & Metcalf Avenue		1 mi radius	3 mi radius	5 mi radius
Overland Park, KS 66213				
POPULATION	2018 Estimated Population	7,577	85,471	233,741
	2023 Projected Population	7,951	89,578	244,163
	2010 Census Population	7,215	77,287	215,188
	2000 Census Population	6,337	68,766	185,092
	Projected Annual Growth 2018 to 2023	1.0%	1.0%	0.9%
	Historical Annual Growth 2000 to 2018	1.1%	1.3%	1.5%
	2018 Median Age	47	41.5	41.3
HOUSEHOLDS	2018 Estimated Households	3,629	36,532	96,889
	2023 Projected Households	3,864	38,868	102,655
	2010 Census Households	3,382	32,077	87,446
	2000 Census Households	2,702	26,001	72,522
	Projected Annual Growth 2018 to 2023	1.3%	1.3%	1.2%
	Historical Annual Growth 2000 to 2018	1.9%	2.3%	1.9%
RACE AND ETHNICITY	2018 Estimated White	83.3%	82.9%	83.4%
	2018 Estimated Black or African American	3.7%	4.5%	5.4%
	2018 Estimated Asian or Pacific Islander	10.1%	8.6%	6.8%
	2018 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.3%
	2018 Estimated Other Races	2.8%	3.7%	4.1%
	2018 Estimated Hispanic	4.1%	4.9%	5.5%
INCOME	2018 Estimated Average Household Income	\$100,561	\$139,381	\$128,778
	2018 Estimated Median Household Income	\$80,523	\$102,224	\$101,114
	2018 Estimated Per Capita Income	\$48,486	\$59,640	\$53,445
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	1.5%	0.8%	1.1%
	2018 Estimated Some High School (Grade Level 9 to 11)	2.6%	1.5%	1.8%
	2018 Estimated High School Graduate	15.1%	9.3%	10.9%
	2018 Estimated Some College	15.1%	16.2%	17.3%
	2018 Estimated Associates Degree Only	5.4%	6.4%	6.8%
	2018 Estimated Bachelors Degree Only	36.9%	38.2%	36.9%
	2018 Estimated Graduate Degree	23.4%	27.4%	25.2%
BUSINESS	2018 Estimated Total Businesses	1,521	6,855	12,958
	2018 Estimated Total Employees	28,446	109,490	180,557
	2018 Estimated Employee Population per Business	18.7	16.0	13.9
	2018 Estimated Residential Population per Business	5.0	12.5	18.0

