

# 8015 SANTA FE DR

OVERLAND PARK, KS 66204



## HIGHLIGHTS

- 6,280 SF single story building on .35 acres, original construction 1946, property in excellent condition
- Located in the popular historic downtown Overland Park
- Private parking plus store front downtown parking
- Growing population with approximately 515 new apartments currently under construction
- Zoning DFD (Downtown Form District), retail, office or service
- Perfect location for restaurant, coffee shop, retail services business or office
- Possible patio area

## FOR LEASE

\$16.00-\$18.00/SF NNN

This property lies in an outstanding location in downtown Overland Park which is undergoing a huge renaissance! It is one block from the Matt Ross Community Center and also near The Peanut, Farmers Market, Maloney's, Homer's Coffee and more.

The downtown Overland Park Partnership ([www.downtownop.org](http://www.downtownop.org)) is dedicated to assisting in the continued redevelopment of the thriving urban city and actively promotes it with planned events supporting over 300 businesses in the area.

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2018 POPULATION	12,203	104,211	261,655
2018 AVG HOUSEHOLD INCOME	\$52,307	\$63,233	\$68,261

### Marty Gilchrist, CCIM, SIOR

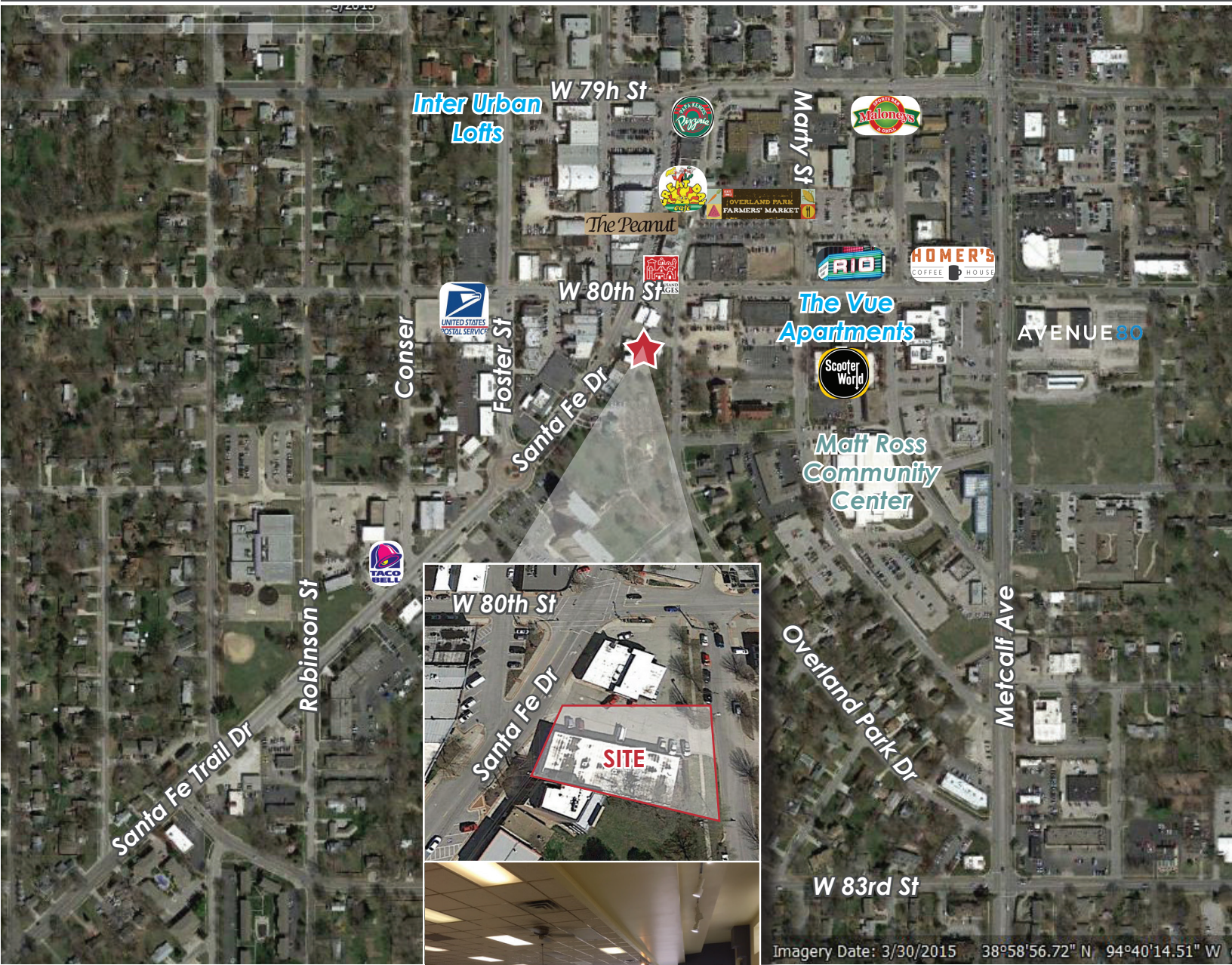
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# AERIAL

8015 SANTA FE DR, OVERLAND PARK, KS 66204



Imagery Date: 3/30/2015 38°58'56.72" N 94°40'14.51" W

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