

The Mercato of West Lawrence

ANCHORED BY COSTCO WHOLESALE

Land Sites for Sale/Lease/BTS

NEC OF K-10 AND 6TH ST • LAWRENCE, KS

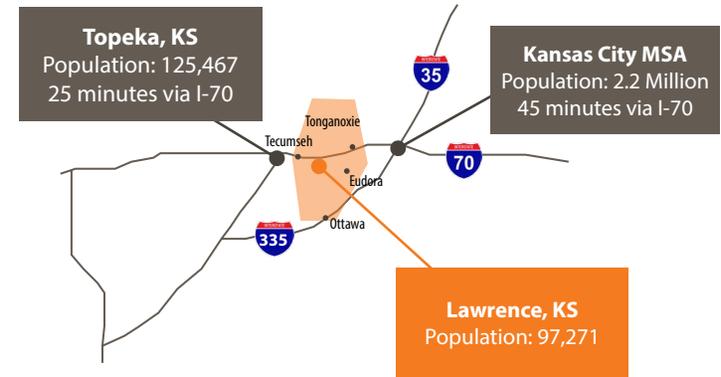
TOM O'LEARY
816.268.9101 / toleary@lane4group.com

PROPERTY HIGHLIGHTS

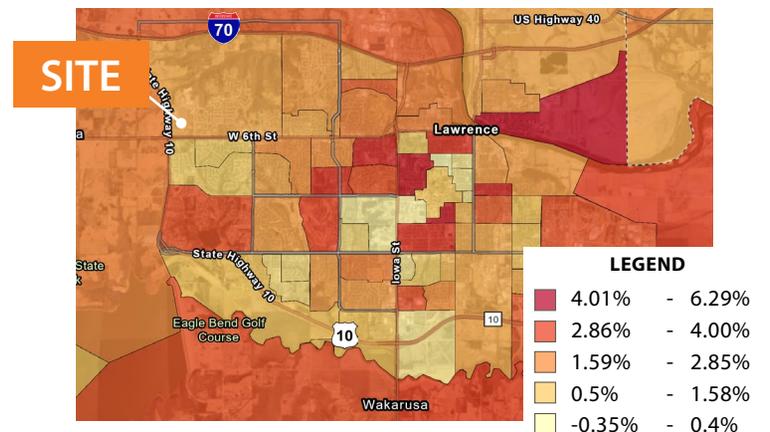
- Land sites available for sale/lease/build to suit
- Anchored by 166,000 SF Costco Wholesale
- Pad sites with visibility to K-10 & 6th Street and George Williams Way
- Significant residential & commercial growth in Lawrence
- **Lawrence Memorial Hospital** is one of the top employers in the area
 - \$100M+ Project
 - **1,000+ patients and staff onsite daily**
- Adjacent to **Rock Chalk Park**
 - 181,000 SF complex; 89 AC of public/private sports and entertainment facilities
 - **Combined 550,000+ annual visitors**
- 6th St and K-10 interchange improvements
 - Completed: \$10.5M diverging diamond interchange
 - Construction underway: widening of the South Lawrence Trafficway to a 4-lane divided highway
 - North to I-70 to be completed in Dec. 2027
 - South to 27th St to be completed in 2026

LAWRENCE TRADE AREA

Serving a growing trade area of 146,964 people including 123,609 in Douglas County plus 27,000+ University students.



2024-2029 MEDIAN HOUSEHOLD INCOME GROWTH RATE





LMHHealth



166,000 SF

- Opening Nov. 2026 -

7.0 AC 3.2 AC

6.8 AC

5.7 AC

9.8 AC

Stone Hill
HOTEL

112 Rooms

George Williams Way

**Lots can be divisible*

26,395 CPD



19,208 CPD

6th St

BLOCK 1

Lot 1
4.9 AC

Lot 2
5.2 AC

Lot 3
3.9 AC

BLOCK 2

Lot 2
3.2 AC

Lot 4
2.3 AC

Lot 6
2.9 AC



