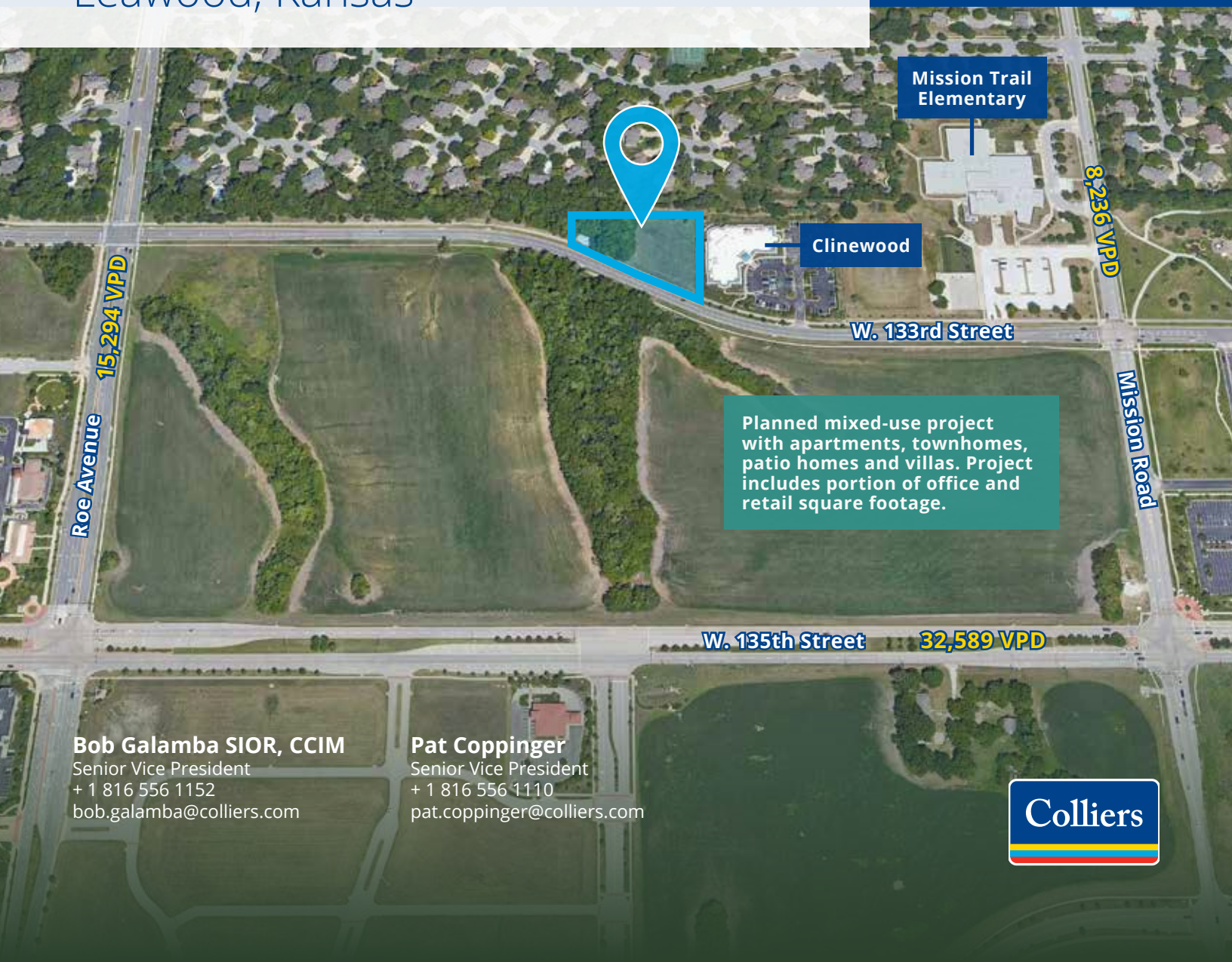


# For Sale or Build-to-Suit

2.33± Acres

133rd Street & West of Mission Road  
Leawood, Kansas



Mission Trail  
Elementary

Clinewood

W. 133rd Street

Planned mixed-use project  
with apartments, townhomes,  
patio homes and villas. Project  
includes portion of office and  
retail square footage.

W. 135th Street

32,589 VPD

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# Property Profile

## Leawood Growth

Southern Leawood, Kansas has 70,600+ residents in a 3-mile radius, a median household income exceeding \$118,171 and an average single-family home value of \$449,074. Home to great schools, beautiful neighborhoods and dynamic mixed-use communities, the area has grown at an incredible pace.



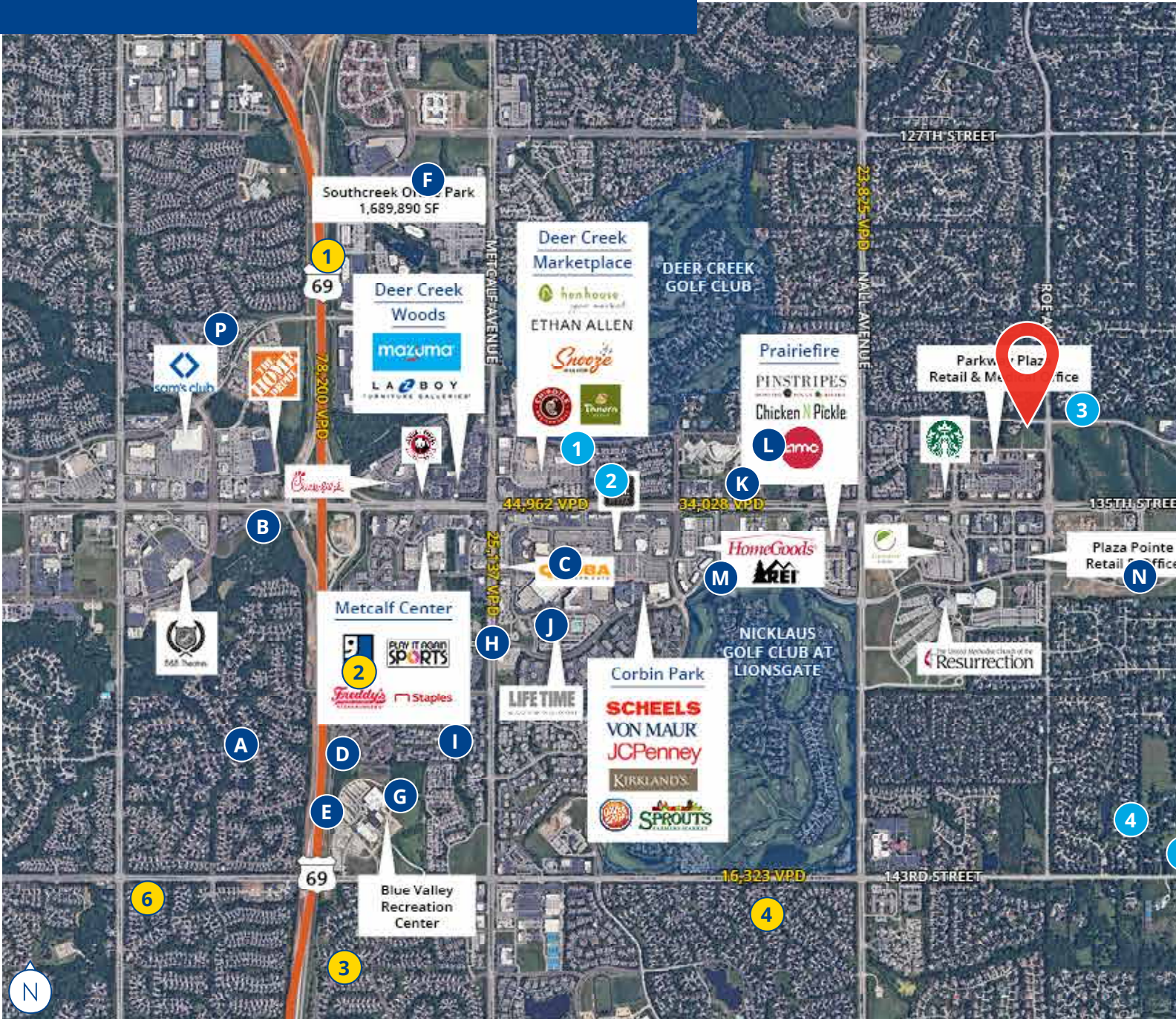
### Population

1 mile	9,597
3 mile	70,602
5 mile	170,048



### Avg Household Income

1 mile	\$209,214
3 mile	\$170,319
5 mile	\$154,396







### Households

1 mile	3,651
3 mile	28,854
5 mile	69,937



### Median Age

1 mile	43.1
3 mile	42.9
5 mile	42.1



### Per Capita Income

1 mile	\$79,177
3 mile	\$69,525
5 mile	\$63,274



## Apartments

Name	Year Built	Units
A Plaza at Overland Park	1999	200
B Haven at Prairie Trace	2015	280
C West End Flats at Prairiefire	2015	126
D Sandstone Creek	2000	364
E Savoy	2001	252
F Deer Creek	2001	404
G Lakes at Lionsgate	2001	692
H Corbin Crossing	2006	298
I Corbin Greens	2014	228
J Fairways at Corbin Park	2010	276
K Weston Point	1997	350
L Wynnewood Farms	1999	232
M Residences at Prairiefire	2014	300
N Villa Milano	2015	290
O Leawood at State Line	1989	254
P Cyan Southcreek	2020	380
Q Carson Street Towers	2020	225

## Schools

Name
1 Overland Trail Elementary
2 Overland Trail Middle School
3 Mission Trail Elementary
4 Prairie Star Middle School
5 Prairie Star Elementary

## Senior Living

Name	Type	Bed Count
1 Silvercrest Deer Creek	ASL	32
2 Tallgrass Creek	IL/ASL	313/100
3 Vintage Park at Stanley	ASL	50
4 Grace of Leawood	ASL	87
5 Brookdale Leawood	ASL	87
6 Birchwood Villas	IL	25





Office Development Concept - 6,500 SF

## Features

Location	Johnson County, Kansas
Zoning	Currently zoned office
Electric	Evergy - located along W. 133rd Street
Gas	Kansas Gas Service - located at W. 133rd Street & Mission Road
Sewer	Sanitary and Storm Sewers enter the property from 133rd Street
Water	WaterOne - 8 inch lines are looped at 133rd Street along frontage of property
Cable	AT&T, Spectrum, Google Fiber



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