

5900 Nieman Rd -Suite 200



PRIMARY USE
RETAIL/OFFICE

LOCATION
5900 NIEMAN RD, SHAWNEE, KS
66203

LEASE RATE
STARTING AT \$1,500 A MONTH

SIZE
900+/- SF AVAILABLE

PARKING
20 PARKING SPACES

TRAFFIC COUNTS
14,594 (VOLUME PER DAY)

Property Highlights

- Located in the heart of Downtown Shawnee
- Ideal for retail, micro-retail, plant store, boutique
- Up-and-Coming Entertainment District
- Excellent signage and visibility
- Patio Opportunities!
- Near District Pour House, Mother Clucker, McLain's, Friction, Transport, Servaes Breweries, Wild Child, Drastic Measures, Sushi Mido, Aztec Theatre and more!

DEMOGRAPHICS	2 miles	5 miles	10 miles
POPULATION	36,496	195,033	712,062
AVERAGE HH INCOME	\$91,487	\$92,032	\$94,140
# BUSINESSES	1,776	10,199	48,725
# EMPLOYEES	16,823	108,617	549,290

Sheryl Vickers, CCIM

Owner/Broker

Call or Text: (816) 916-8400

Conceptual Renderings



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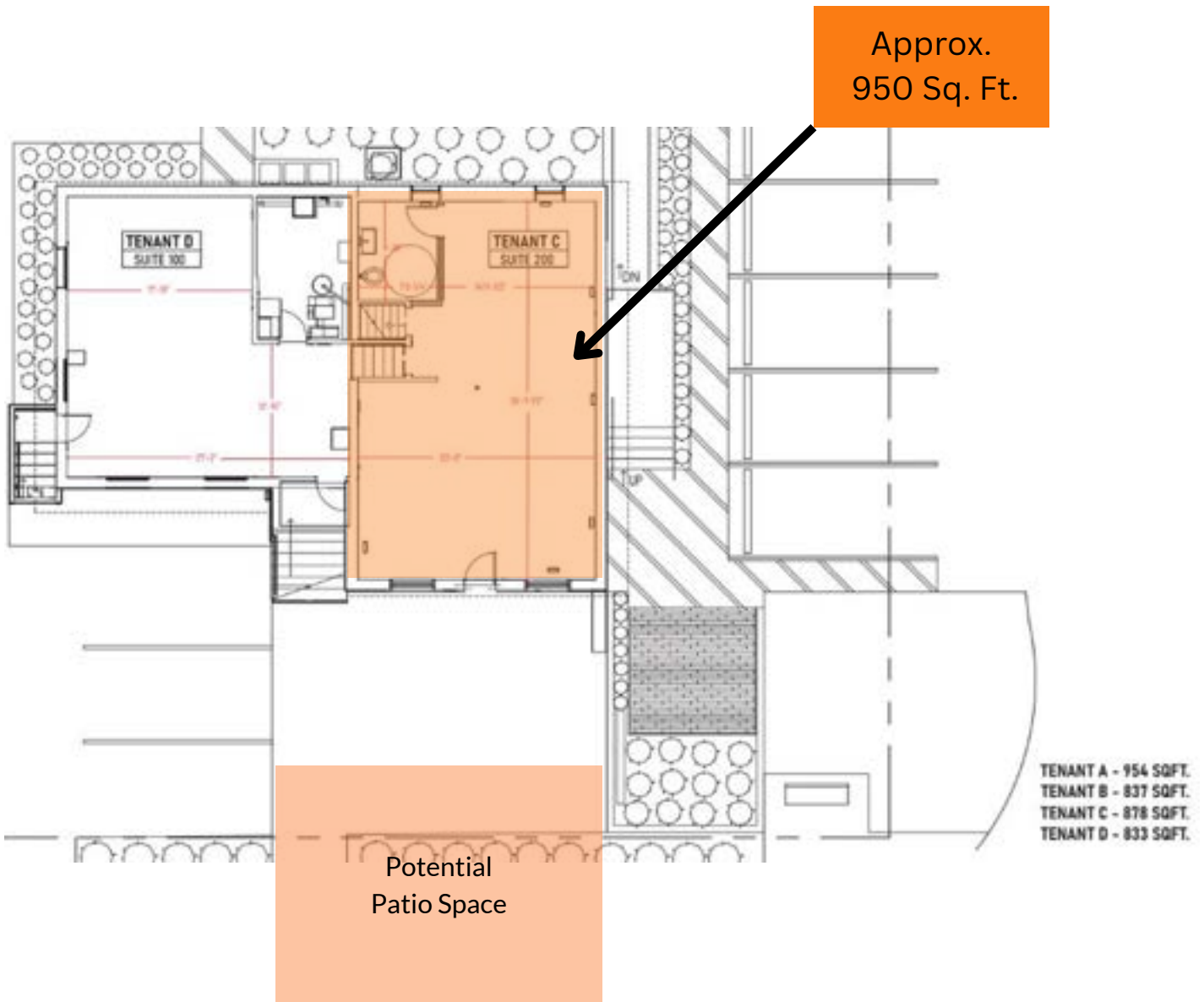
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Floor Plan

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Aerial View

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