

FOR LEASE



HOLIDAY HILLS SHOPPING CENTER

5006-5028 NE PARVIN RD, KANSAS CITY, MO 64117-2050

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OFFERING SUMMARY

Available SF:	2,100 - 10,000 SF
Lease Rate:	\$8.00 - 16.00 SF/yr (NNN)
Lot Size:	4.4 Acres
Year Built:	1960
Center Size:	40,200
Market:	North of the River
Submarket:	I-35 Corridor

PROPERTY OVERVIEW

The Holiday Hills Shopping Center is a grocery anchored retail center located in the Northland. It is ideal for national and local tenants alike, and is only 15 minutes from Downtown Kansas City. Holiday Hills offers a mix of restaurant and retail businesses as well as service providers. It possess strong local community support with abundant onsite parking for employees and customers.

PROPERTY HIGHLIGHTS

- Prime commercial space for lease
- Ample parking for tenants and customers
- Customizable space to suit all business needs
- Easy access to major transportation routes
- Great surrounding neighborhood population density
- Close proximity to local amenities and services

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LEGEND

Available

Available Soon

Unavailable



LEASE INFORMATION

Lease Type:	NNN
Total Space:	2,100 - 10,000 SF

Lease Term:	Negotiable
Lease Rate:	\$8.00 - \$16.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
5006	Available Soon	10,000 SF	NNN	\$8.00 - 10.00 SF/yr	Retail
5008	5008 Dollar General	10,000 SF	NNN	-	-
5010	Available	4,550 SF	NNN	\$14.00 - 16.00 SF/yr	Restaurant buildout with full kitchen + bar
5020	5020 Tobacco and Carton Outlet	1,750 SF	NNN	-	Retail
5028	Available	2,100 SF	NNN	\$12.00 - 14.00 SF/yr	End-cap Space for Retail with Lots of Windows and Parking

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SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
5024	5024 Mr. Le's Sushi	2,100 SF	NNN	-	Restaurant/Retail
5032	5032 TV Nails	900 SF	NNN	-	Current Nail Salon Space Available for Salon or Retail Use
5036 & 5040	5036 & 5040 Divine Tattoo	2,100 SF	NNN	-	-
5036 & 5040	5036 & 5040 Divine Tattoo	2,100 SF	NNN	-	-
5044	5044 Outpost Bar & Grill	4,200 SF	NNN	-	Restaurant
5018 Texas Toms	5018 Texas Toms	2,500 SF	NNN	-	-

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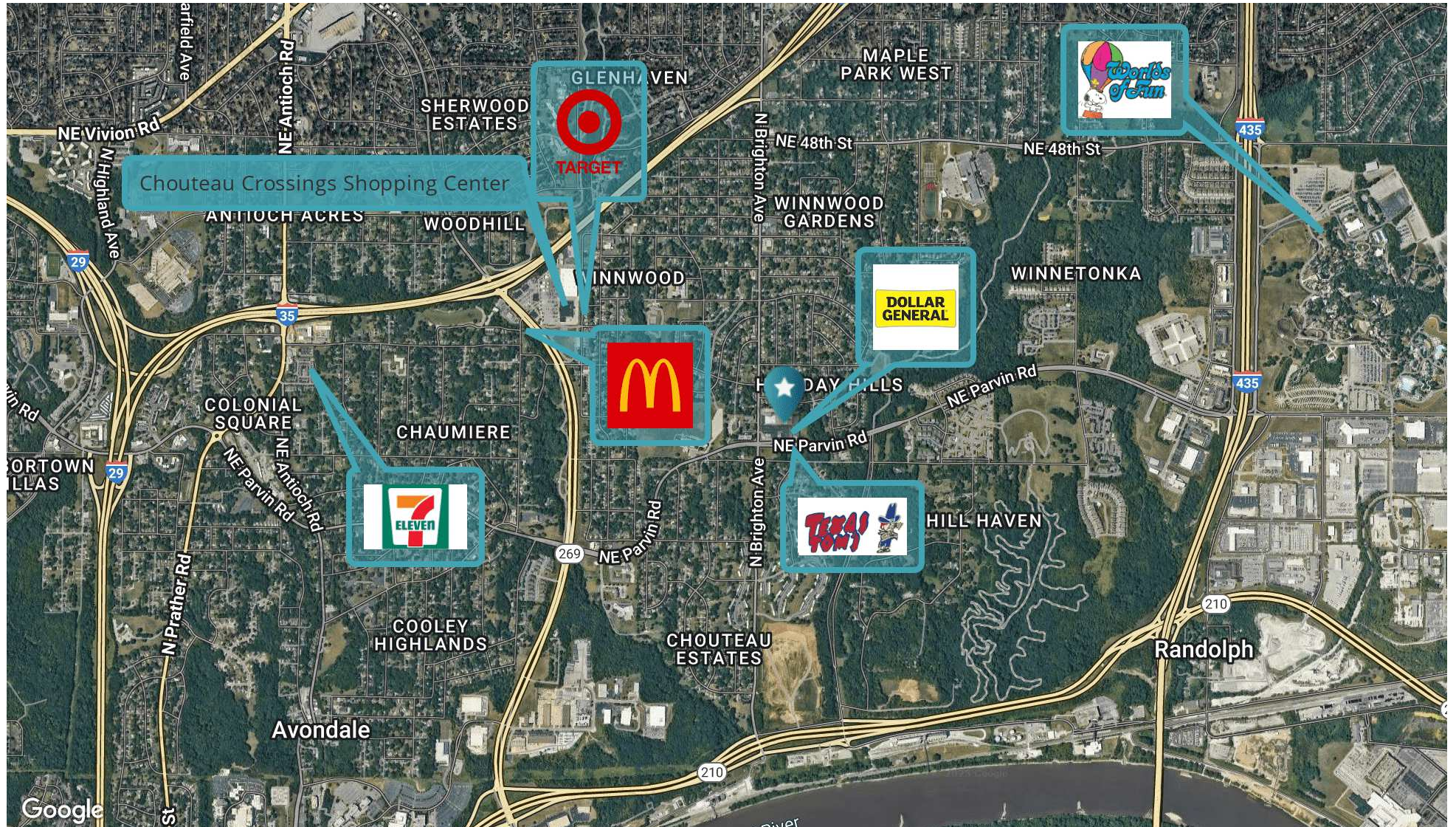
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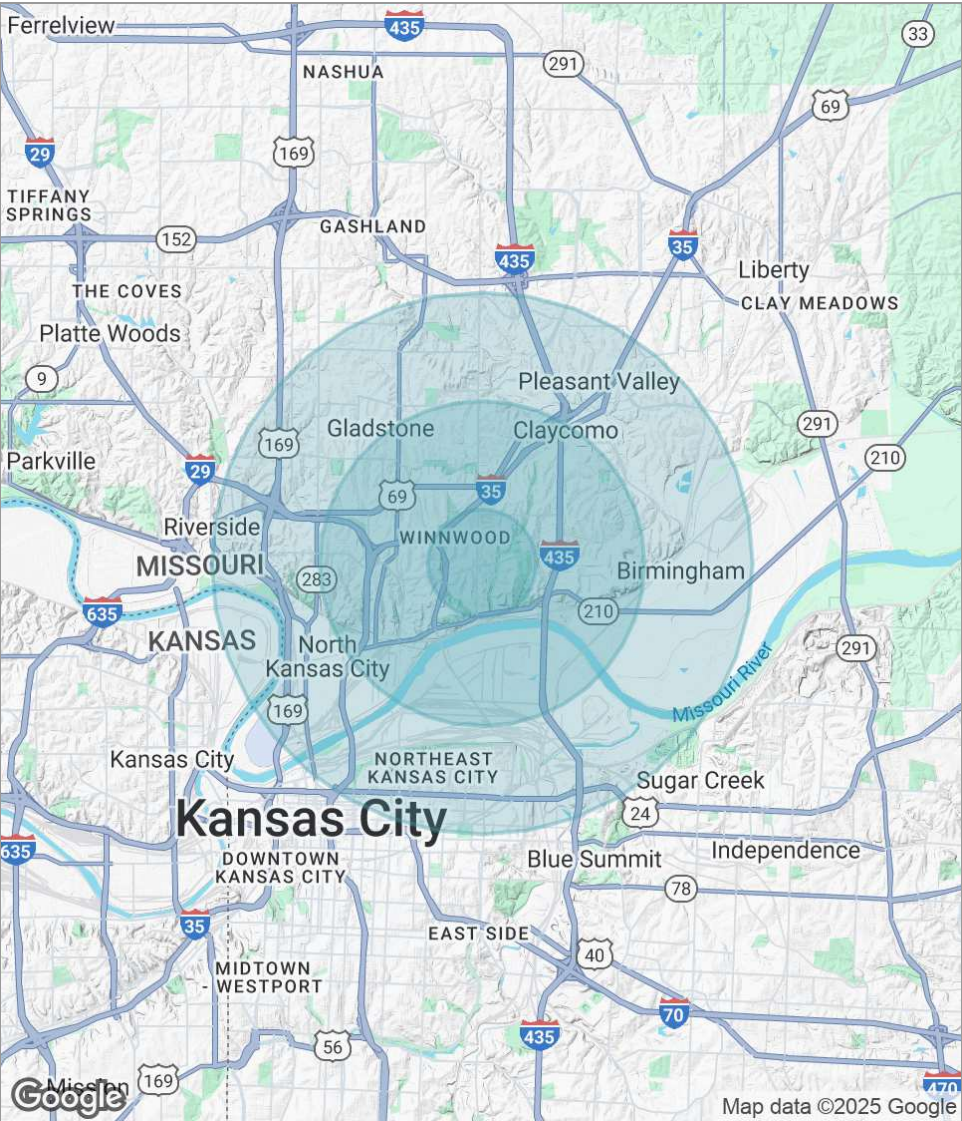
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	6,370	45,102	139,402
Median age	36.0	37.0	35.6
Median age (Male)	37.5	36.1	34.5
Median age (Female)	35.1	38.4	37.0
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,926	19,526	56,684
# of persons per HH	2.2	2.3	2.5
Average HH income	\$50,532	\$58,357	\$55,936
Average house value		\$145,894	\$145,076

* Demographic data derived from 2020 ACS - US Census

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