

Vista Ridge

18259 W 101ST STREET AND 18203 W 101ST STREET, LENEXA, KANSAS

Property Highlights

- New development located off K-10 and Ridgview Road
- 1,800 sf available with drive-thru opportunity
- 3,600 sf available with drive-thru opportunity
- Dutch Bros now open and 114-unit TownePlace Suites by Marriott underway
- Just North of Garmin Soccer Complex, with estimated 1.5 million visitors annually
- 32,000 cars-per-day on Ridgeview Road and 77,000 cars-per-day on K-10
- Gateway traffic (I-35, 435, K-10 Hwy) yields 280,000 cars-per-day
- Surrounded by growing residential neighborhoods and mixed-use developments



For Lease

1,800 to 3,600 (±) sf Available

NEWMARK
ZIMMER

Justin Beal, CRRP

Executive Managing Director, Principal

t 816-268-4241

jbeal@nzimmer.com

Nicole J. Daugherty

Associate Director

t 816-268-4215

ndaugherty@nzimmer.com



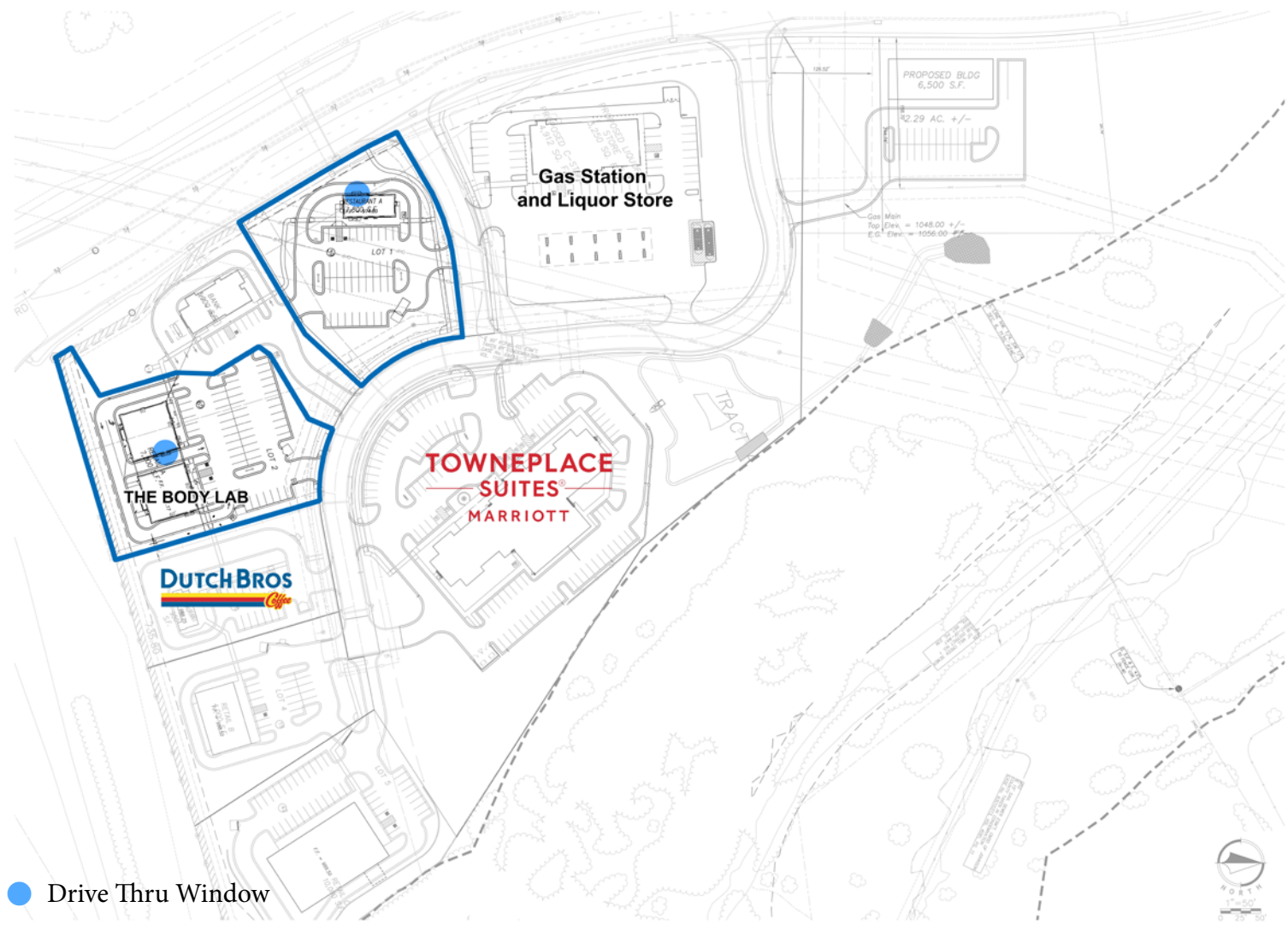
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1220 Washington Street, Suite 300
Kansas City, MO 64105

Property Aerial

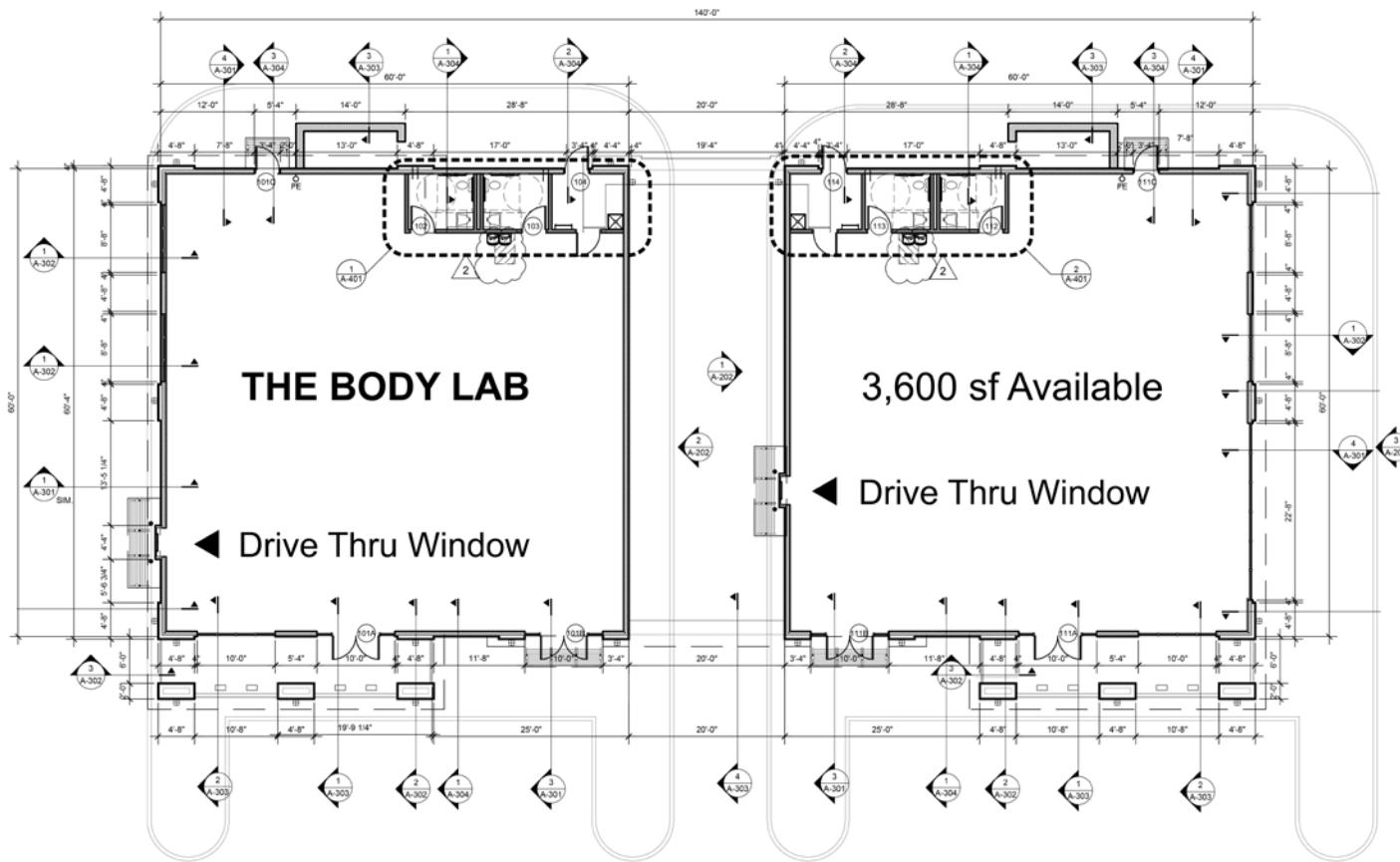


Site Plan



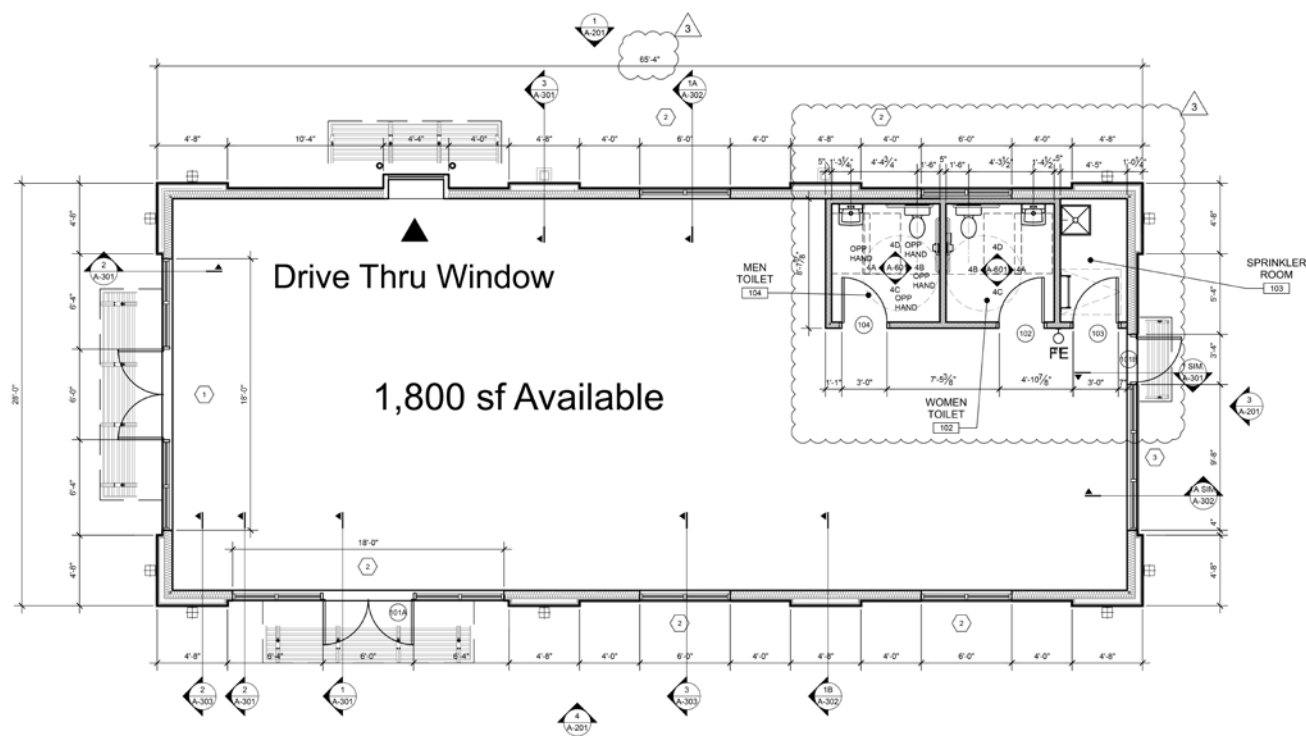
Floor Plan

18203 W 101st Street - 3,600 (±) sf Available



Floor Plan

18259 W 101st Street - 1,800 (±) sf Available



VISTA RIDGE

Property Photos



Demographics

	ONE-MILE	THREE-MILE	FIVE-MILE
2010 Population	1,351	37,131	148,739
2020 Population	1,816	44,282	167,980
2025 Population	1,760	47,004	175,987
2030 Population	2,332	49,966	181,210
2025 Median Age	46.5	38.5	38.7
2010 Households	552	14,599	58,376
2020 Households	757	18,259	67,015
2025 Households	765	19,791	71,401
2030 Households	1,036	21,299	74,189
2025 Average Household Size	2.29	2.36	2.44
2025 Median Household Income	\$136,448	\$107,678	\$102,809
2030 Median Household Income	\$143,933	\$118,416	\$113,248
2025 Average Household Income	\$176,612	\$138,275	\$130,996
2030 Average Household Income	\$186,746	\$148,137	\$141,886
2025 Per Capita Income	\$78,216	\$58,112	\$53,324
2030 Per Capita Income	\$84,321	\$63,042	\$58,288
2010 Total Housing Units	612	15,762	62,175
2020 Total Housing Units	801	19,270	70,153
2025 Total Housing Units	809	20,953	74,815
2030 Total Housing Units	1,078	22,360	77,658