

Shops of Sunnybrook



11120 – 11180 S Lone Elm Road / Olathe, KS

- 3-acre pad site for ground lease/build-to-suit
- Affluent residential area with \$156,000 household income within 1 mile
- Located just off K-7
- Olathe Northwest High School, Prairie Trail Middle School, Meadow Lane Elementary, and Kansas State University Olathe Campus
- Great exposure and access on College Blvd at signalized intersection
- Great retail and service tenant mix



7611 State Line Road
Kansas City, MO 64114
816.444.0900 | tutera realestate.com

For more information, contact:

Jeff Taylor - Senior VP Real Estate | 816.206.4496 | jefft@tutera.com

Derek Kincaid - Leasing Associate | 913.249.5892 | derekk@tutera.com

Site Location

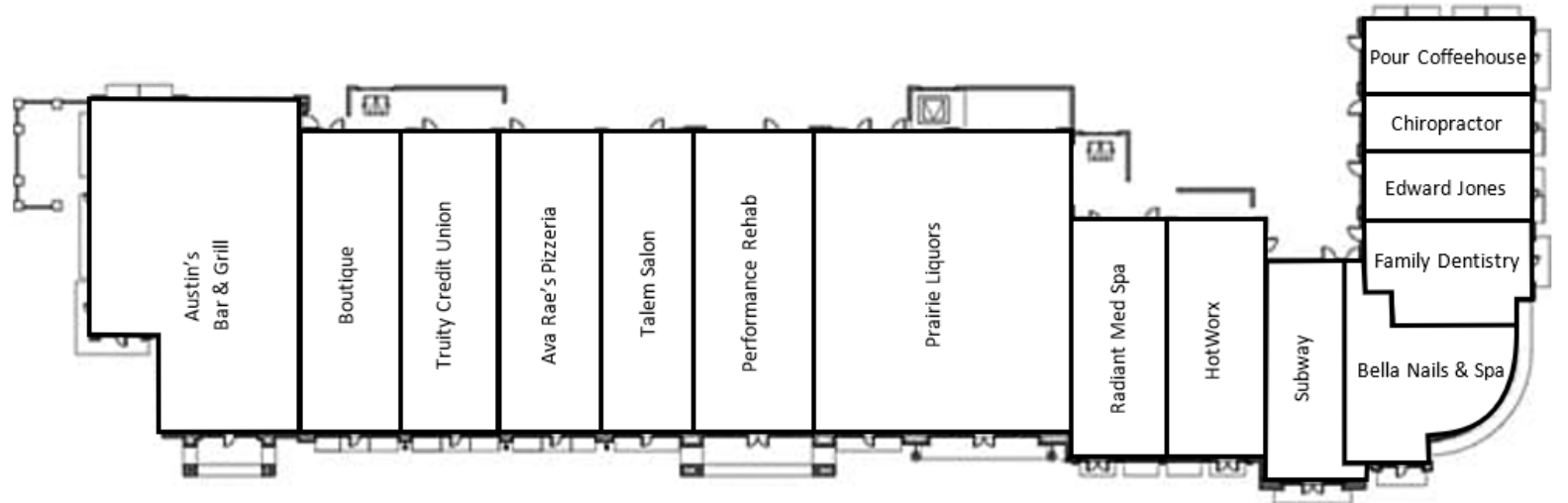
Noteable Co-Tenancy



- Located in very affluent neighborhoods in Western Olathe
- Notable neighboring properties to the property include Kansas State University- Olathe campus, Olathe Northwest High School, Prairie Trail & Summit Trail Middle Schools, Meadow Lane & Millbrooke Elementary Schools



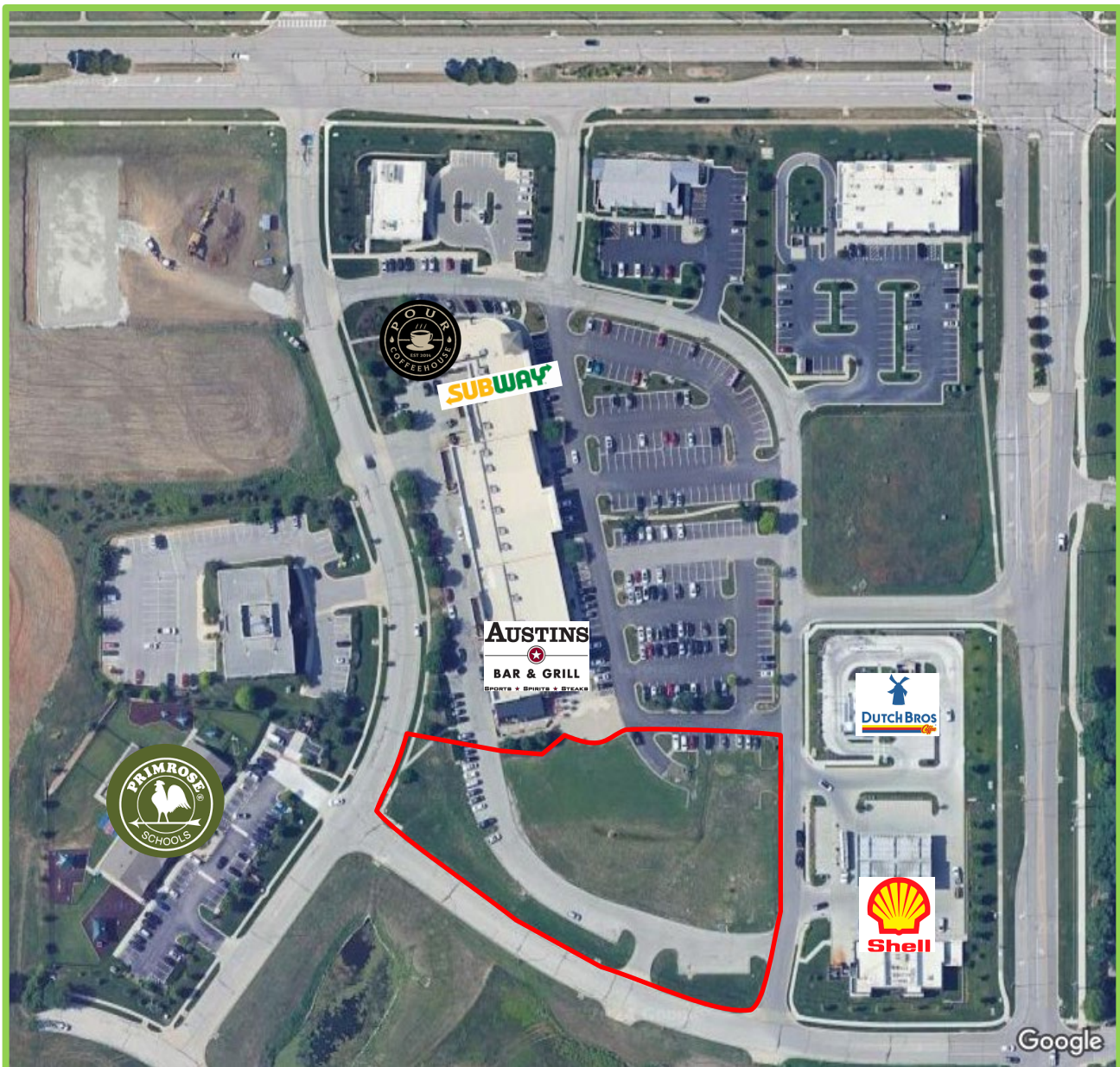
Site Plan



Pad Site

Available Pad Site

- 3-acre Pad Site
- Perfect for Build-to-Suit or Ground Lease



Pad Site



Demographics

<i>Population</i>	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
2028 Projection	4,608	52,893	124,968
2023 Population	4,325	50,963	121,070
2010 Census	2,712	40,175	99,427
<i>Household Income</i>	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
Average	\$156,198	\$129,947	\$114,286
Median	\$131,718	\$104,618	\$93,103
<i>Households</i>	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
2028 Projection	1,717	18,870	47,294
2023 Households	1,606	18,129	45,723
2010 Census	974	13,964	36,958
<i>Housing</i>	<i>1 Mile</i>	<i>3 Miles</i>	<i>5 Miles</i>
Median Home Value	\$381,317	\$302,694	\$287,930



Other Tutera Properties



Woodsonia
5358 - 5436 Roberts, Shawnee, KS



Mahaffie Reatil Center
1001-1081 E 151st St. Olathe, KS



Rosehill Exchange
12815 - 12843 W 87th Street, Lenexa, KS



Leawood Square Shopping Center
12902-13018 State Line Road, Leawood, KS



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