



Sonoma Plaza

SEC of I-435 & 87th St., Lenexa, Kansas

RETAIL LEASING BY:

DEVELOPED BY:



IN ASSOCIATION WITH





W. 87th Street

16,346 VPD

435

77,206 VPD

35,054 VPD

W. 87th Street

435

77,502 VPD

RENNER BLVD

PRAIRIE STAR PKWY

SPRINGHILL SUITES
Marriott

CLASTERIE

SHAWNEE'S
JACK STACK BARBECUE

SPROUTS
FARMERS MARKET

Freddy's
RESTAURANT

TACO BELL

McDonald's

Phillips
66

SONIC

PAPA JOHN'S
The UPS Store

Capital
Federal

hen house
SPORTS BAR

SHAWNEE MISSION SCHOOL DIST.
AQUATIC CENTER

DOMAIN CITY CENTER

Kiewit

HYATT
PLACE

LIFETIME
FITNESS

SONOMA PLAZA

McKEEVER'S
MARKET

Culver's

CLUB PILATES

Theresa
FRANCHISE

CHASE

STARBUCKS
COFFEE

Champion
CAR WASH

CHIPOTLE
MEXICAN GRILL

RED DOOR
WOODFIRE GRILL

fibo

verizon

Chick-fil-A

Sonoma Hill
LUXURY APARTMENTS
PHASE 2 CONSTRUCTION
338 APARTMENTS

Sonoma Hill
LUXURY APARTMENTS
336 NOW OPEN

REFLECTIONS AT CITY CENTER
315,000 SF OFFICE





- High-image, mixed-use development in the heart of Lenexa, featuring 710± luxury apartments
- 32 apartment developments, including 7,359 existing units within 3 miles
- Across the highway from Lenexa City Center
- Visibility to over 35,000 CPD on 87th Street and 75,000 CPD on I-435
- 2020 Median Home Value
 - 1 mile \$262,682
 - 3 mile \$268,368
 - 5 mile \$253,998





JOHNSON COUNTY

- Most populated county in Kansas with **586,299 residents**
- Most educated county in KC metro, with nearly **60% of working residents holding a bachelor degree or higher**
- As a result of high demographics, Johnson County boasts a wide array of high-end office and retail developments, including some of KC's top employers
- Well-established neighborhoods in Johnson County have **household incomes of \$77,467**, much higher than the metro average of \$58,446
- Great access to major highways, allowing for quick travel times to all areas and some of the highest daytime populations within the metro
- South Johnson County submarket is the most prominent of all suburban submarkets in KC - it accounts for 58% of Class A suburban office buildings in the KC metro (80 buildings) and 56% of the total square footage (11,303,470 SF)
- **25 Best Counties in the Country to Live In**, USA Today February 2018

LENEXA, KANSAS

LENEXA ENJOYS A HEALTHY BUSINESS BASE AND IS CONSIDERED A CITY OF CHOICE FOR A VARIETY OF HIGH TECH AND BIOSCIENCE COMPANIES, AS WELL AS A NUMBER OF NATIONAL AND INTERNATIONAL HEADQUARTERS. LENEXA IS A FAIR HOUSING CITY.

- Lenexa is served by three of the top K-12 school districts in the State of Kansas
- Best Places to Live in the Country kcrelomag.com
- Best Cities for Young Professionals (#8) Smart Asset September 2017
- Best Cities for Quality of Life (#4) NerdWallet October 2017

AREA EMPLOYERS

Sprint	Telecommunications (Hdq.)	6,000
Garmin International	Global positioning systems mfg. (Hdq.)	3,414
United Parcel Service of America, Inc.	Delivery services	3,200
Black & Veatch	Engineering	2,988
Farmers Insurance	Insurance claims processing	2,315
OptumRx	Pharmaceutical distribution	2,000



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FOR RETAIL LEASING



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