RETAIL STRIP CENTER FOR LEASE

188th Street & Gardner Rd., Gardner, Kansas

(ILLUSTRATION REPRESENTATIVE ONLY)

PROPERTY FEATURES

- Endcap Drive-Thru Available
- Spaces ranging from 1,400 – 5,200 SF
- Heavy Demand for Retail, Restaurant, Automotive, Medical, Services
- Brand new QuikTrip C-Store and Truck Stop being constructed across from the site
- Easy access off the I-35 & Gardner road interchange
- 10-year property tax abatement approved

DEMOGRAPHICS

	TOTAL POPULATION	AVG. HOUSEHOLD INCOME	DAYTIME POPULATION
1-MILE:	3,691	$103,122	5,000+
3-MILE:	22,121	$85,282	6,447
5-MILE:	27,517	$86,110	9,684

PLAZA SOUTH | GARDNER RETAIL

New Gateway Entrance to Booming BNSF Intermodal Facility

913 914 7010
7121 West 79th Street
Overland Park, KS 66204

www.elevatepropertyadvisors.com

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PROPERTY INFORMATION

STRONG LOCAL WORKFORCE

The location of this retail hub is ideal to attract the dense daytime populations from both the Kansas City MSA and the more rural areas of Franklin, Johnson, Miami and Douglas counties.

PROXIMITY TO MAJOR EMPLOYERS

Southwest Johnson County is home to a diverse range of employers:

Kubota, Walmart, Coleman, amazon, DUPONT, UPS, GARMIN, FedEx

LOGISTICS PARK KC:

The most successful new industrial park in the nation surrounding **BNSF Intermodal,** 11.4 MSF completed or under construction, planned 36+ MSF at full capacity

JEFF BERG
913-914-7065
jeff@elevatecres.com

COLEBY HENZLIK
913-914-7146
coleby@elevatecres.com

WENDY BRAND
913-933-9658
wendy@elevatecres.com

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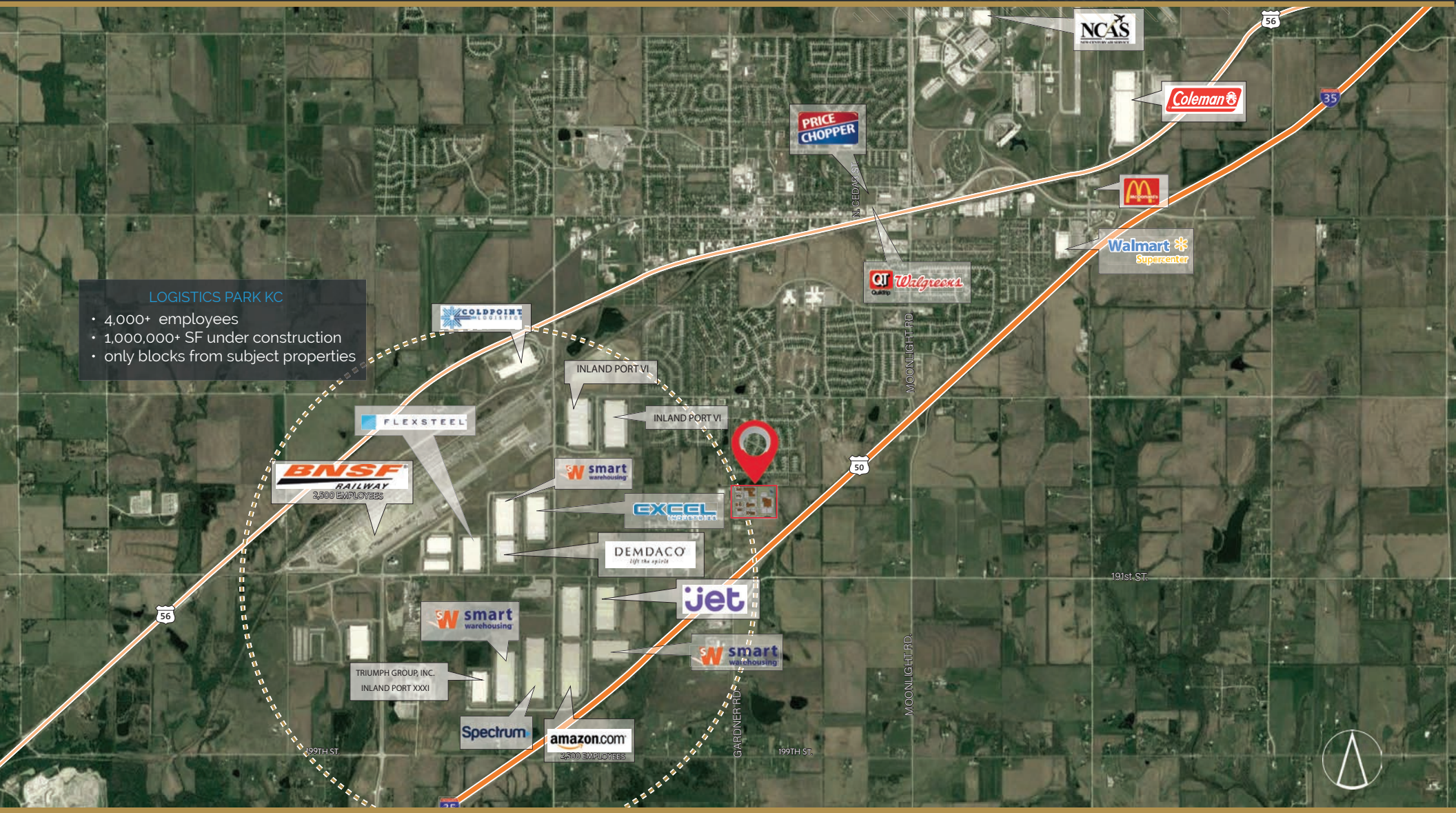
MARKET AERIAL



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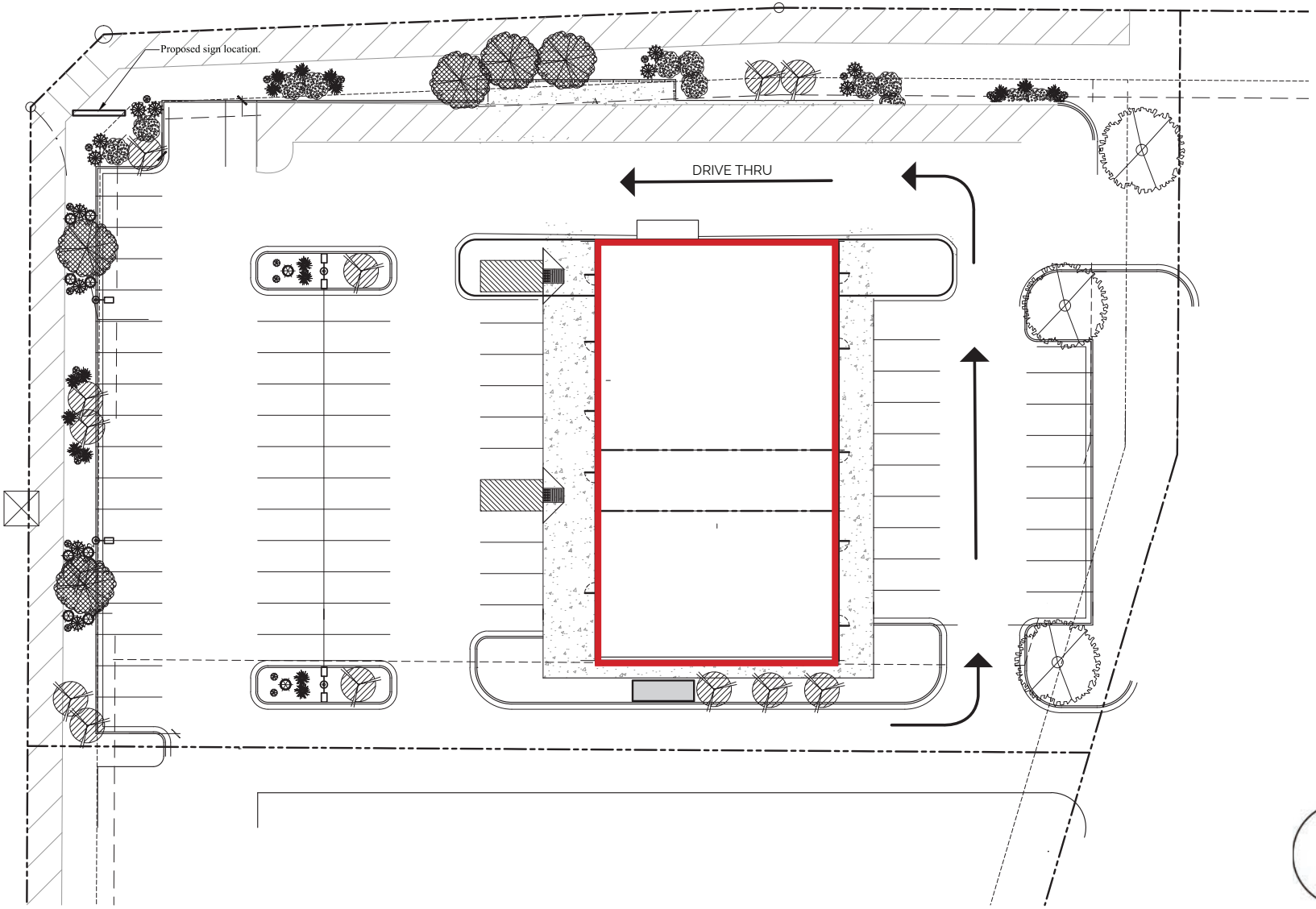
SITE PLAN



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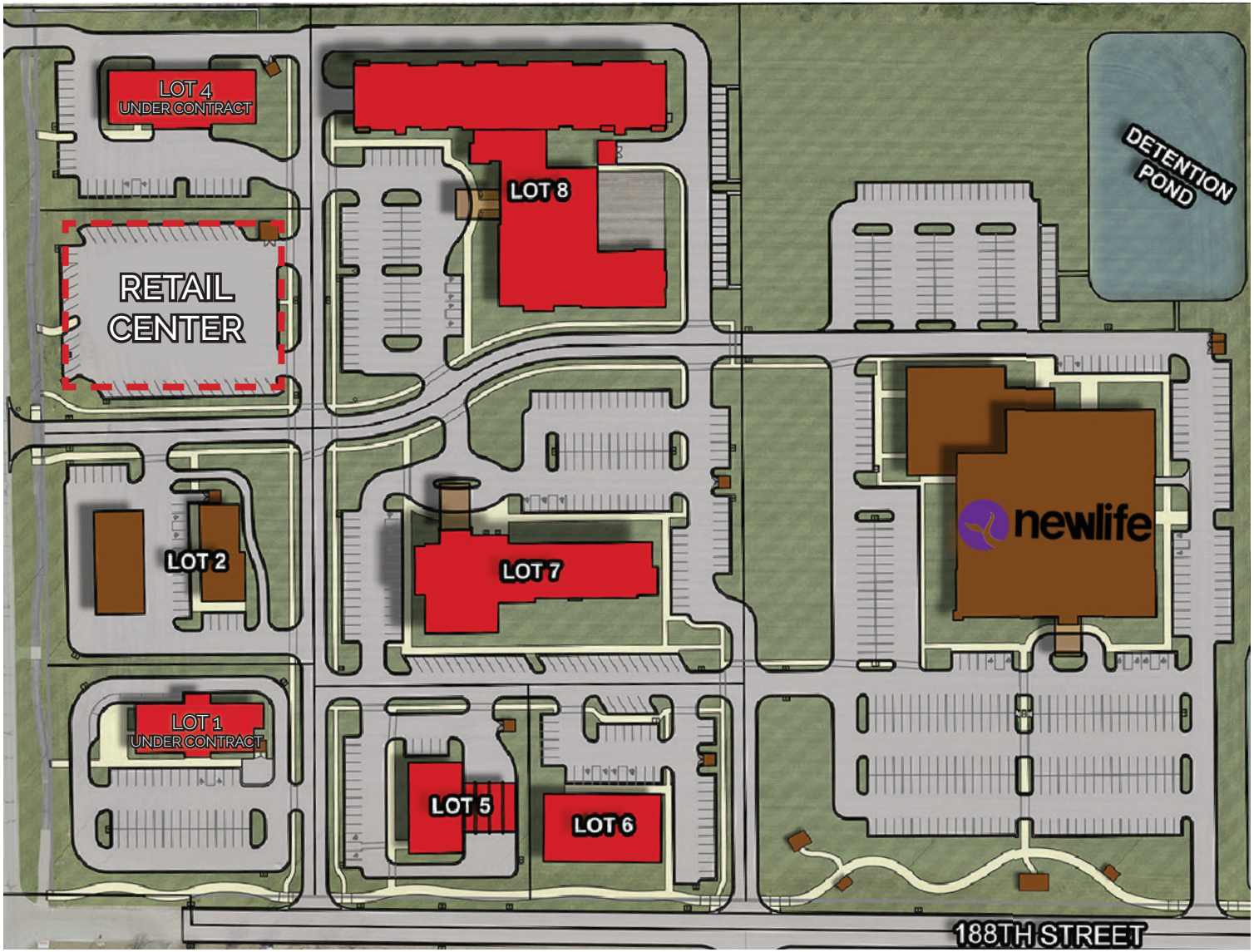
DEVELOPMENT PLAN



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