

**35,054 CPD**



72,460 CPD



# SONOMA PLAZA

**NEW DEVELOPMENT COMING SOON!**  
**PAD SITES AND SHOP SPACE AVAILABLE FOR LEASE**

# SEC OF I-435 AND 87<sup>TH</sup> STREET LENEXA, KANSAS



**JEFF BERG**  
**+1 816 556 1181**  
**KANSAS CITY, MO**  
**jeff.berg@colliers.com**

**COLEBY HENZLIK**  
**+1 816 556 1180**  
**KANSAS CITY, MO**  
**coleby.henzlik@colliers.com**

## Accelerating success.

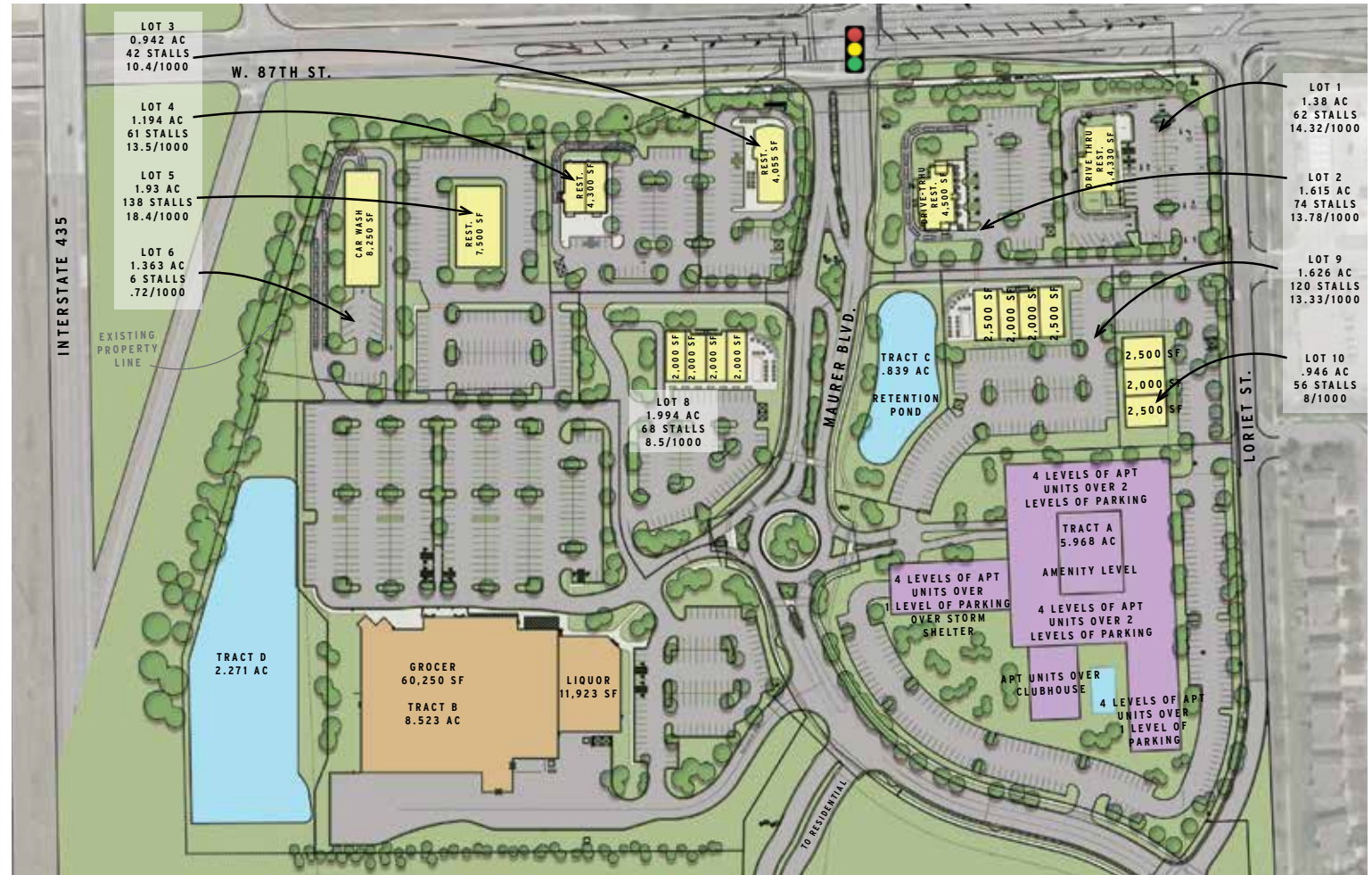


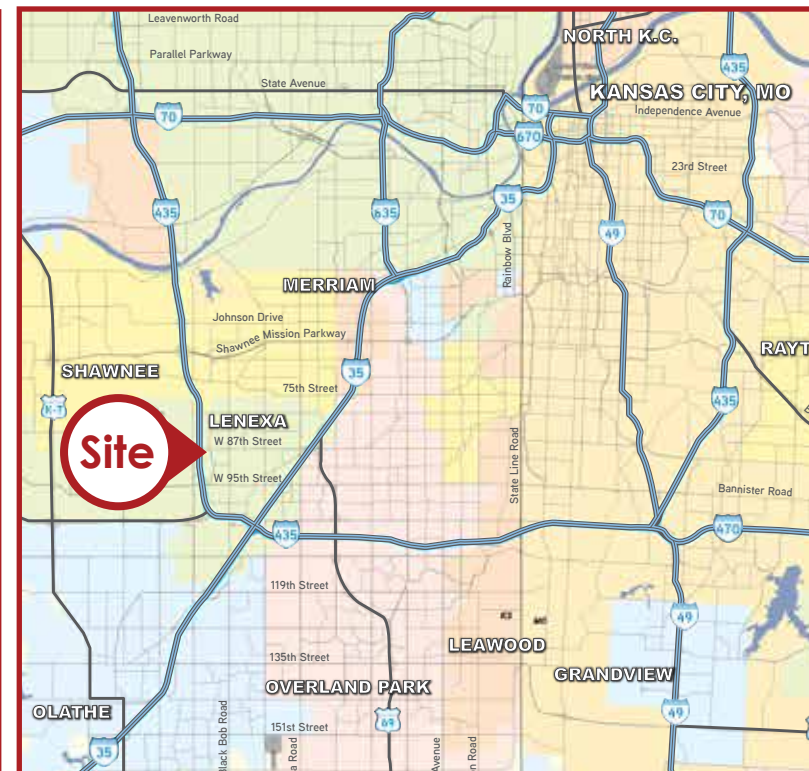
# SONOMA PLAZA

SEC I-435 and 87<sup>th</sup> Street, Lenexa, Kansas

## PROPERTY FEATURES

- › Full access interchange off I-435
- › Pad sites available for sale and ground lease
- › Shop/restaurant space available
- › Strong and growing demographics
- › 32 apartment developments, including 7,359 existing units within 3 miles
- › Traditional single-story retail locations available
- › Across the highway from Lenexa City Center
- › Visibility to over 30,000 CPD on 87<sup>th</sup> Street and 70,000 CPD on I-435

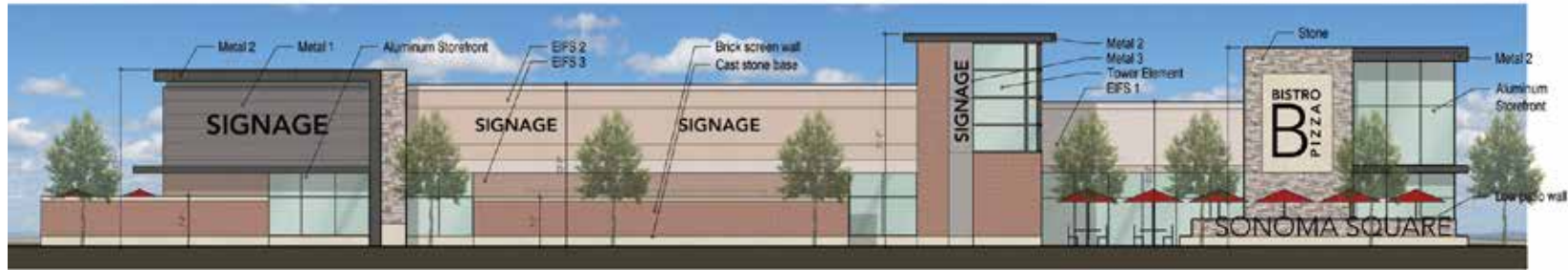




## AREA DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile	10-Mile
2017 Total Population	12,317	53,217	173,057	601,409
Population Change 2015 to 2020	8.1%	5.0%	4.9%	5.4%
Daytime Population	8,795	76,603	213,018	688,103
Median Household Income	\$87,784	\$86,989	\$79,866	\$87,306
Average Household Income	\$98,177	\$98,565	\$91,031	\$104,384
Median Home Value	\$231,014	\$238,406	\$220,158	\$232,238





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**Colliers International | Kansas City**  
**4520 Main Street, Suite 1000**  
**Kansas City, MO 64111**  
**www.colliers.com**

