

FOR LEASE > RETAIL SPACE



# Lenexa Trails Center

87TH STREET PARKWAY & MONROVIA STREET, LENEXA, KS



## Property Features

- > Space available:
  - > Suite 12219: 2,040 SF
  - > Suite 12223: 1,560 SF
- > Ideal Lenexa location with great access to I-35
- > High traffic count: 42,967 cars per day on 87th Street Parkway
- > Average household income in a 3-mile radius: \$80,538
- > Asking rent: \$15.00 PSF, plus approximately \$4.50 PSF in NNN's

## Lenexa Trails Center Demographics

	1	3	5
Population	7,997	105,826	222,139
Median HHI	\$65,225	\$71,284	\$75,337
Average HHI	\$80,305	\$80,538	\$87,926
Daytime Population	15,152	75,952	192,348

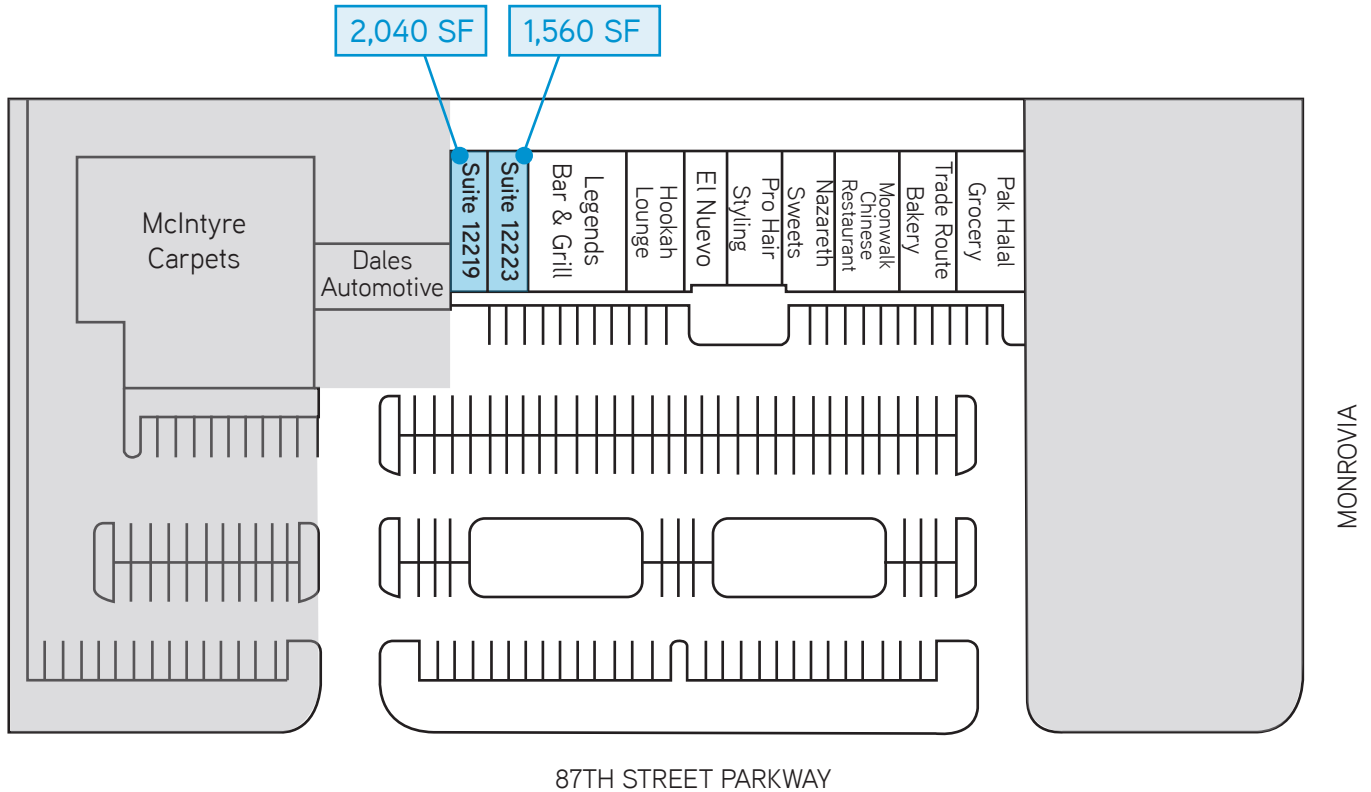
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## Lenexa Trails > Aerial



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