



Johnson County Investment Property For Sale

12210 W. 135th Street, Overland Park, Kansas



Sale Price: \$1,150,000 | 2,965 SF Building on .92 Acres

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	13,051	100,731	238,643
Avg. Household Income	\$154,028	\$133,359	\$125,249

- Long term 10 year lease in place
- Established regional tenant with over 25 locations
- Below market rent with annual increases
- Drive-Thru restaurant property in Johnson County, KS



CLICK HERE TO VIEW MORE
LISTING INFORMATION

For More Information Contact:

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Exclusive Agents

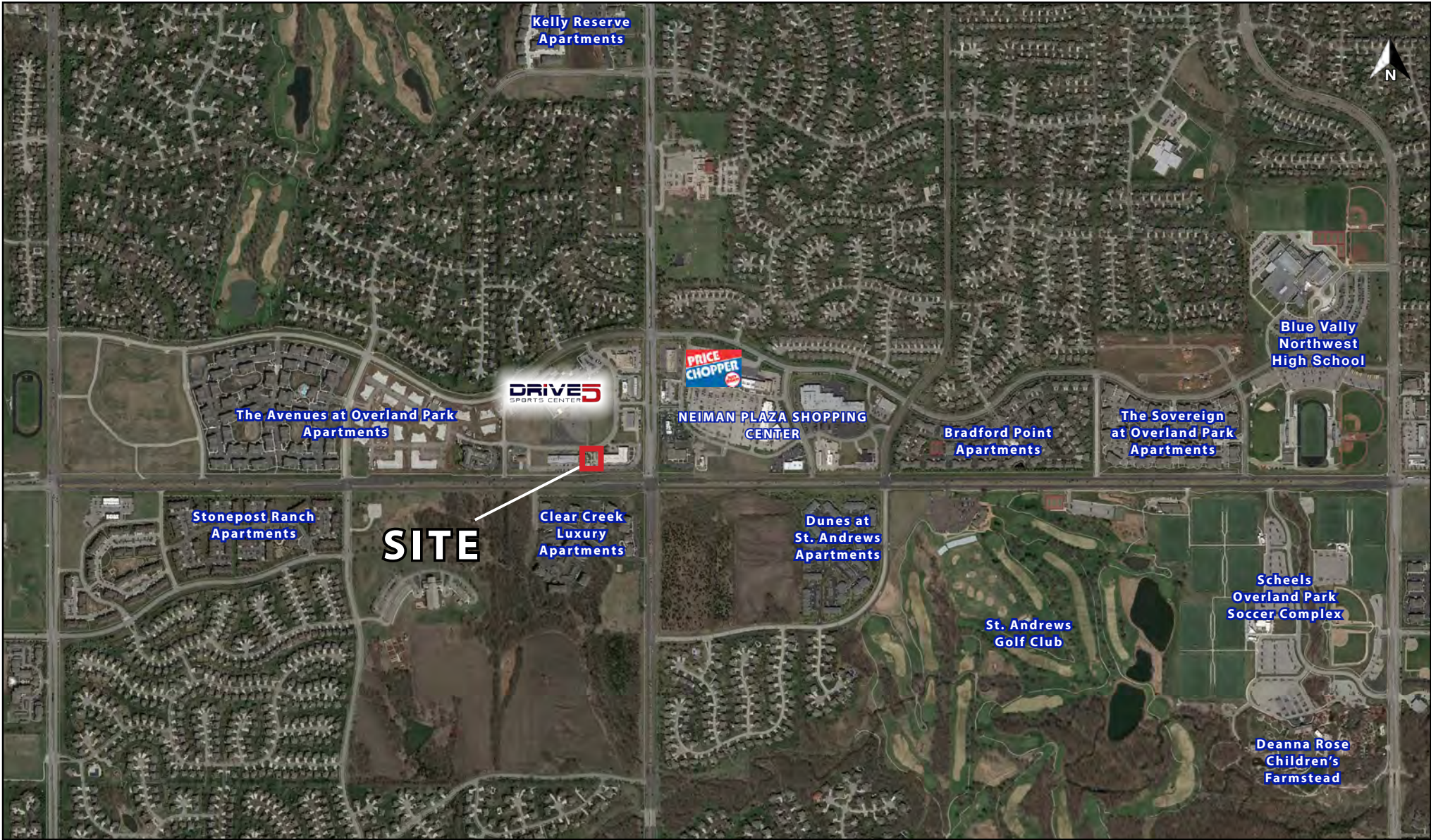


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AERIAL





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OVERLAND PARK, KANSAS FACTS

- Overland Park is the second most populous city in the state of Kansas. Located in Johnson County, it is the second most populous city in the Kansas City metropolitan area.
- The median income for a household in the city is \$71,513, and the median income for a family is \$93,293.
- The average appraised value of an Overland Park home is \$342,337 (2019) and the average sales price is \$365,772 (2018). Overland Park, as a whole, benefits from a high level of owner occupancy as the citywide single-family home ownership rate was 64% in December 2014.
- 99.6% of residents have high school diplomas, 61.4% have a Bachelor's degree or higher, and 24.2% graduate or professional degree.
- The Scheels Overland Park Soccer Complex is the only complex of its kind in the country and helped Overland Park be named the number one soccer city in the nation by Livability.com. The 96-acre complex with 12 lighted regulation-size fields, all with synthetic turf, hosted the 2010 and 2013 US Youth Soccer National Championships and will host the 2019 and 2020 US Youth Soccer National Championships.
- Click Here To View: [Overland Park Economic and Development Profile Report](#)
- [Best Cities to Buy a House in America \(#1\) - Niche.com](#)
- [Top 100 Best Places to Live \(#11\) - Livability.com](#)
- [Best Places to Live \(#15\) - Money.com](#)
- [Best Place to Live in Kansas - Thisisinsider.com](#)
- [Hottest Zip Codes in the United States \(#8\) - Realtor.com](#)
- [Most Popular Large Cities to Relocate to \(#6\) - moveBuddha.com](#)
- [Best Cities for Young Families to Buy a Home \(#17 overall, #1 in the Midwest\) - valuepenguin.com](#)
- [Top 25 Cities Where Millennials Are Buying Homes \(#11\) - SmartAsset.com](#)
- [Best Places to Raise a Family \(#1\) - Wallethub.com](#)
- [Best Places to Rent in America \(#7\) - Wallethub.com](#)
- [Best Cities for People With Disabilities \(#1\) - WalletHub.com](#)
- [Best Cities for Hispanic Entrepreneurs \(#24\) - Wallethub.com](#)
- [Best Cities for Wallet Fitness \(#8\) - WalletHub.com](#)
- [Best Places for Staycation \(#4\) - Viewfinder - Expedia](#)
- [Most Undervalued Cities in America \(#11\) - SmartAsset.com](#)
- [Best Cities for Keeping Your New Year's Resolutions \(#13\) - WalletHub.com](#)

JOHNSON COUNTY, KANSAS FACTS

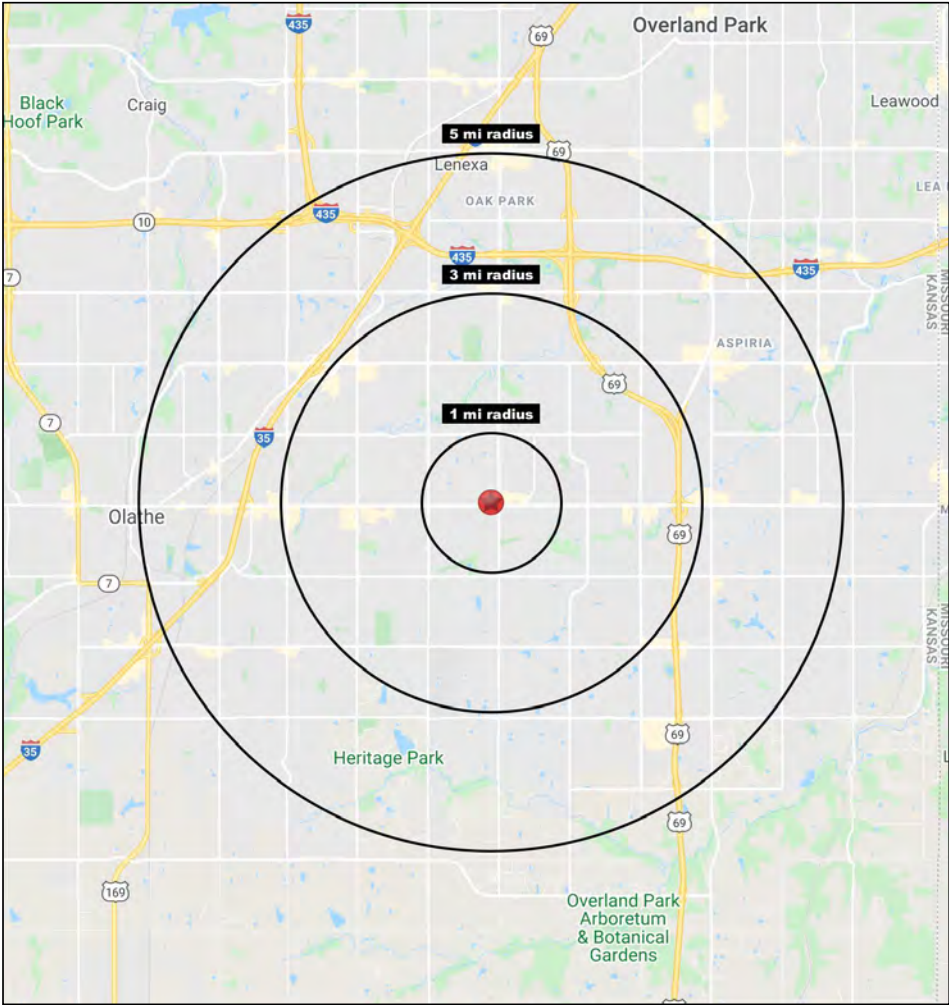
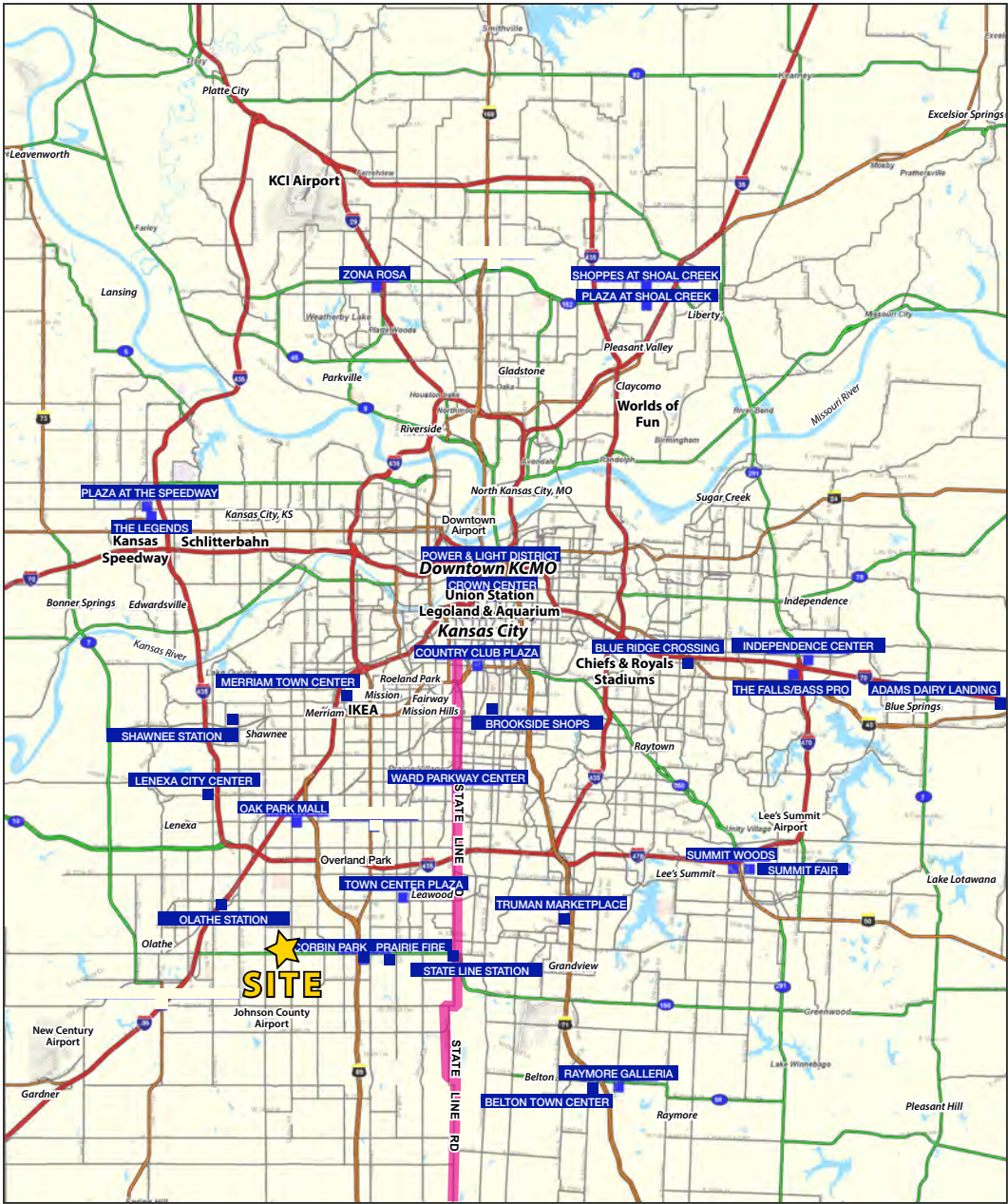
- According to the US Census Bureau, Johnson County is one of the largest counties in the state of Kansas and one of the wealthiest counties in the United States
- Johnson County is growing three times the rate of Kansas in general, according to the US Census Bureau
- According to the US Census Bureau, Johnson County residents are more educated and more likely to own their own home than elsewhere in Kansas
- The unemployment rate in Johnson County has dropped steadily since early 2011, with a current rate of 2.8%, as compared to the state average of 3.4% and the national average of 4.0%
- 95.6% of residents have high school diplomas, 51.1% have a Bachelor's degree or higher, and 17.9% graduate or professional degree.
- [25 Best Counties in the Country to Live in \(Johnson County, #23\) - USA TODAY](#)



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12210 W 135th St	1 mi	3 mi	5 mi
Overland Park, KS 66221	radius	radius	radius
Population			
2021 Estimated Population	13,051	100,731	238,643
2026 Projected Population	14,294	104,625	248,053
2020 Census Population	14,315	101,191	235,781
2010 Census Population	10,530	90,167	210,704
Projected Annual Growth 2021 to 2026	1.9%	0.8%	0.8%
Historical Annual Growth 2010 to 2021	2.2%	1.1%	1.2%
2021 Median Age	35.8	35.6	36.7
Households			
2021 Estimated Households	4,759	38,422	91,649
2026 Projected Households	5,389	40,928	97,527
2020 Census Households	4,807	38,019	90,192
2010 Census Households	3,526	33,594	80,161
Projected Annual Growth 2021 to 2026	2.6%	1.3%	1.3%
Historical Annual Growth 2010 to 2021	3.2%	1.3%	1.3%
Race and Ethnicity			
2021 Estimated White	79.6%	76.5%	75.0%
2021 Estimated Black or African American	2.9%	4.4%	4.9%
2021 Estimated Asian or Pacific Islander	9.6%	9.3%	8.1%
2021 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.4%
2021 Estimated Other Races	7.7%	9.5%	11.6%
2021 Estimated Hispanic	4.2%	6.3%	8.7%
Income			
2021 Estimated Average Household Income	\$154,028	\$133,359	\$125,249
2021 Estimated Median Household Income	\$133,300	\$113,427	\$106,698
2021 Estimated Per Capita Income	\$56,193	\$50,899	\$48,183
Education (Age 25+)			
2021 Estimated Elementary (Grade Level 0 to 8)	0.9%	1.3%	1.7%
2021 Estimated Some High School (Grade Level 9 to 11)	1.1%	1.3%	2.1%
2021 Estimated High School Graduate	8.4%	10.7%	12.9%
2021 Estimated Some College	11.1%	14.6%	16.7%
2021 Estimated Associates Degree Only	4.6%	6.8%	7.4%
2021 Estimated Bachelors Degree Only	46.3%	41.0%	37.0%
2021 Estimated Graduate Degree	27.6%	24.2%	22.2%
Business			
2021 Estimated Total Businesses	210	2,509	10,264
2021 Estimated Total Employees	1,470	31,092	170,599
2021 Estimated Employee Population per Business	7.0	12.4	16.6
2021 Estimated Residential Population per Business	62.0	40.2	23.3

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