



Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit

155th Street & State Avenue (NEQ), Basehor, Kansas



ASKING PRICE: \$2.50 - \$5.00/SF | 0.75-5 ACRES



- Located just west of the Legends Regional Tourism district
- Excellent visibility along State Avenue
- Pad sites from .75 - 5 acres available
- Anchored with Bomgaars and new Casey's General Store
- Intersection carries 23,816 cars per day
- [Click Here to view more drone photos](#)

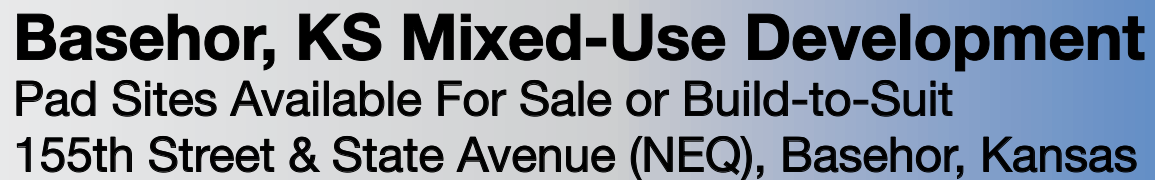


CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

PHIL PECK, CCIM | 816.412.7364 | ppeck@blockandco.com

Exclusive Agent

[illegible]



Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit
155th Street & State Avenue (NEQ), Basehor, Kansas

PLAN



Lot #	Square Footage	Lot #	Square Footage
1	58,658 SF	8	54,105 SF
2	55,306 SF - SOLD	9	69,696 SF
3	35,019 SF	10	32,234 SF
4	45,923 SF - SOLD	11	45,302 SF
5	37,795 SF	12	242,194 SF
6	54,306 SF - SOLD	13	197,327 SF
7	54,221 SF		



Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit
155th Street & State Avenue (NEQ), Basehor, Kansas

DRONE AERIAL





Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit
155th Street & State Avenue (NEQ), Basehor, Kansas

DRONE AERIAL





Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit
155th Street & State Avenue (NEQ), Basehor, Kansas

CO-TENANT PHOTOS

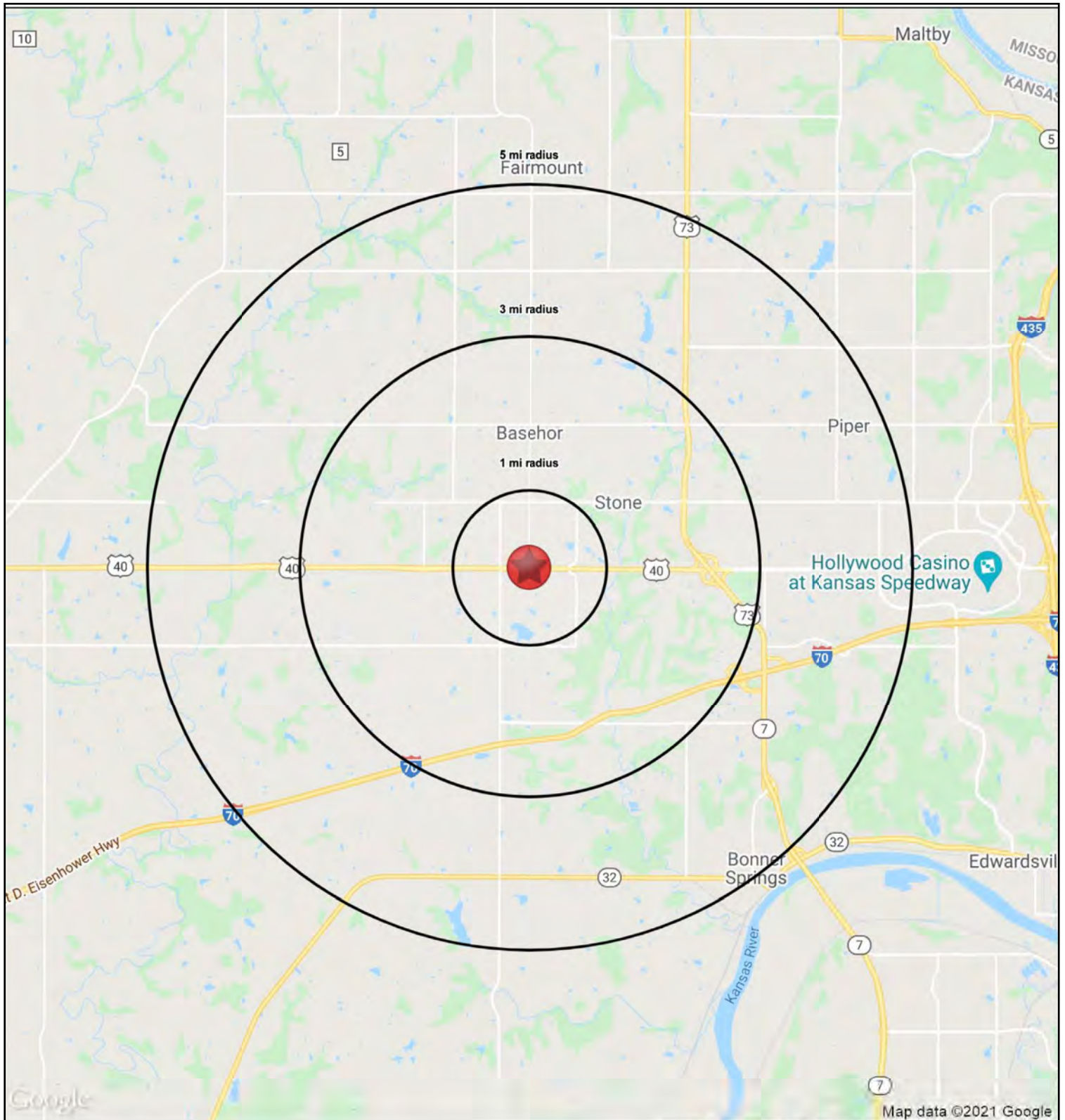




Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit

155th Street & State Avenue (NEQ), Basehor, Kansas





Basehor, KS Mixed-Use Development

Pad Sites Available For Sale or Build-to-Suit

155th Street & State Avenue (NEQ), Basehor, Kansas

155th Street & State Avenue Basehor, KS 66007	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	2,863	10,438	24,234
2028 Projected Population	3,157	11,586	26,243
2020 Census Population	2,605	10,258	23,761
2010 Census Population	2,106	8,110	19,374
Projected Annual Growth 2023 to 2028	2.1%	2.2%	1.7%
Historical Annual Growth 2010 to 2023	2.8%	2.2%	1.9%
2023 Median Age	39.1	38.8	38.7
Households			
2023 Estimated Households	1,063	3,981	9,269
2028 Projected Households	1,187	4,449	10,027
2020 Census Households	956	3,873	8,991
2010 Census Households	783	3,049	7,344
Projected Annual Growth 2023 to 2028	2.3%	2.3%	1.6%
Historical Annual Growth 2010 to 2023	2.7%	2.3%	2.0%
Race and Ethnicity			
2023 Estimated White	90.5%	86.7%	81.4%
2023 Estimated Black or African American	2.0%	4.7%	7.4%
2023 Estimated Asian or Pacific Islander	1.0%	1.2%	1.5%
2023 Estimated American Indian or Native Alaskan	0.2%	0.4%	0.5%
2023 Estimated Other Races	6.3%	7.1%	9.2%
2023 Estimated Hispanic	5.4%	6.5%	9.3%
Income			
2023 Estimated Average Household Income	\$118,592	\$114,861	\$117,420
2023 Estimated Median Household Income	\$101,331	\$99,010	\$103,402
2023 Estimated Per Capita Income	\$44,092	\$43,825	\$44,933
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	3.1%	3.4%	4.0%
2023 Estimated Some High School (Grade Level 9 to 11)	2.2%	2.9%	4.4%
2023 Estimated High School Graduate	29.1%	27.6%	27.5%
2023 Estimated Some College	24.9%	24.6%	23.8%
2023 Estimated Associates Degree Only	9.0%	10.3%	9.8%
2023 Estimated Bachelors Degree Only	18.5%	18.4%	18.0%
2023 Estimated Graduate Degree	13.1%	12.9%	12.5%
Business			
2023 Estimated Total Businesses	56	182	455
2023 Estimated Total Employees	612	1,586	4,607
2023 Estimated Employee Population per Business	10.9	8.7	10.1
2023 Estimated Residential Population per Business	50.8	57.3	53.2

©2023, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 4/2023, TIGER Geography - RS1