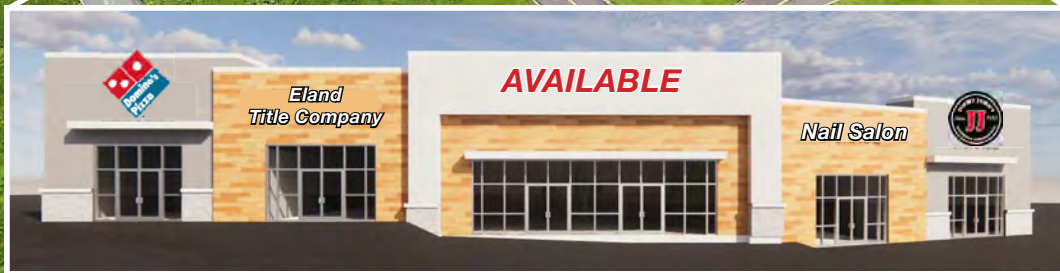
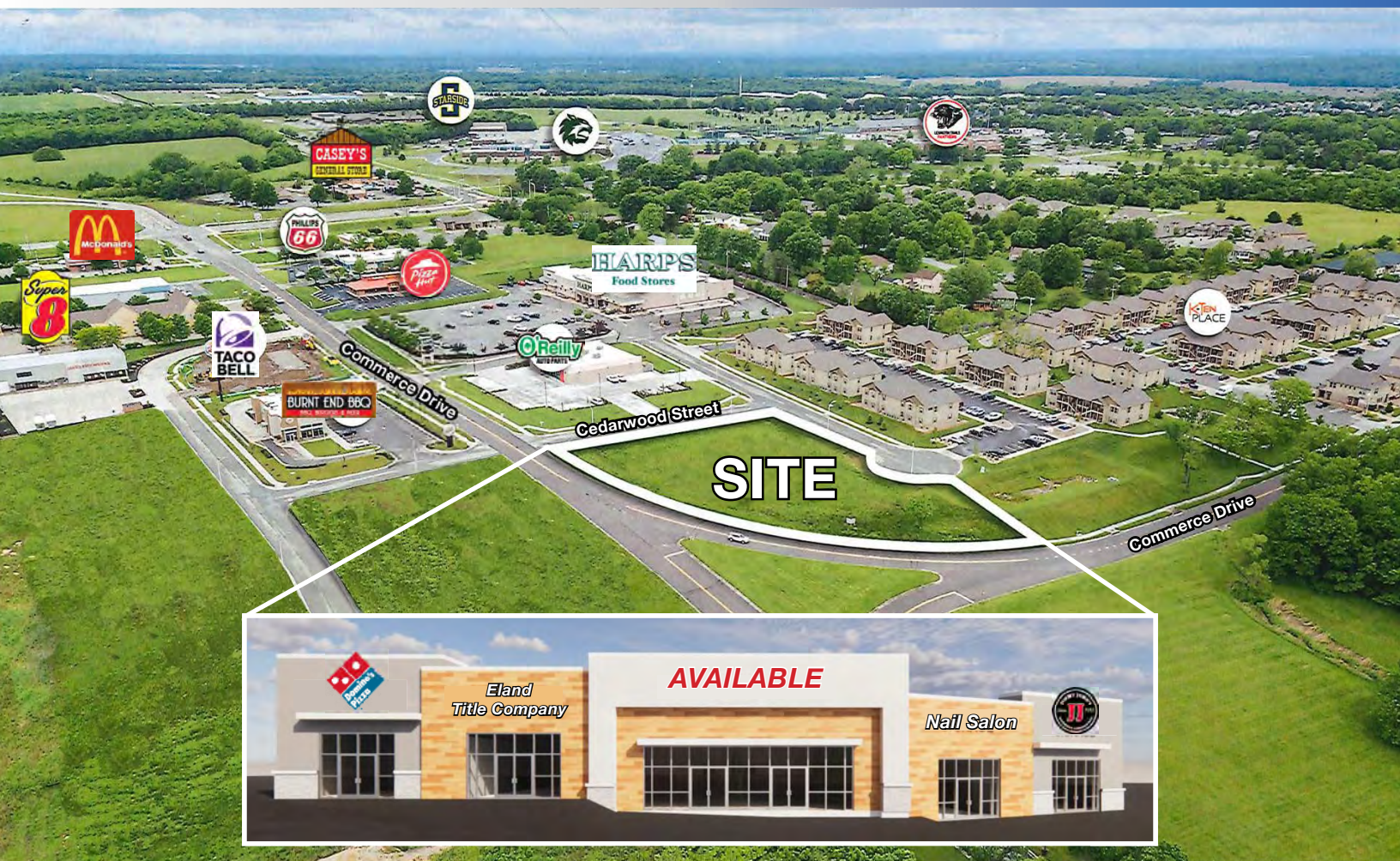




# NEW DE SOTO KS RETAIL BUILDING

Commerce Dr. & Cedarwood St. (NEC) De Soto, KS



## LEASE RATE: \$26/SF NNN | 3,500 SF CAN BE SPLIT

### DEMOGRAPHICS

|                       | 1 mile   | 3 miles  | 5 miles  |
|-----------------------|----------|----------|----------|
| Estimated Population  | 22,361   | 114,004  | 273,332  |
| Avg. Household Income | \$81,757 | \$91,162 | \$82,603 |

- New building
- Get in early on the De Soto, Kansas growth
- Panasonic to bring in an additional 4,000 jobs
- Located on the north side of K-10 Highway
- Next to Harps Grocery, O'Reilly Auto, Pizza Hut, Taco Bell, Super 8, McDonald's, and more



CLICK HERE TO VIEW MORE  
LISTING INFORMATION

For More Information Contact:

PHIL PECK, CCIM | 816.412.7364 | [ppeck@blockandco.com](mailto:ppeck@blockandco.com)

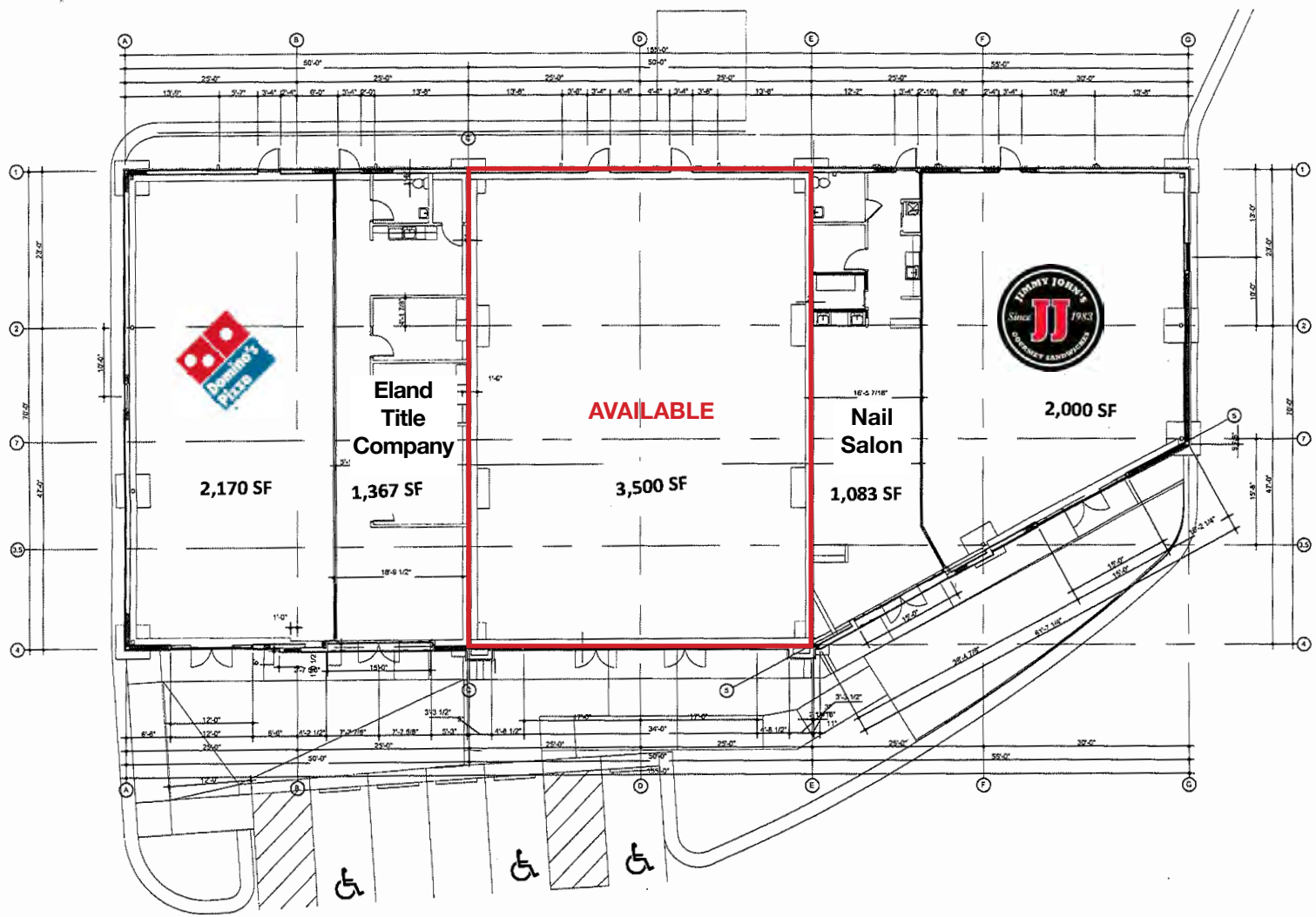
Exclusive Agent



# NEW DE SOTO KS RETAIL BUILDING

Commerce Dr. & Cedarwood St. (NEC) De Soto, KS

## FLOOR PLAN

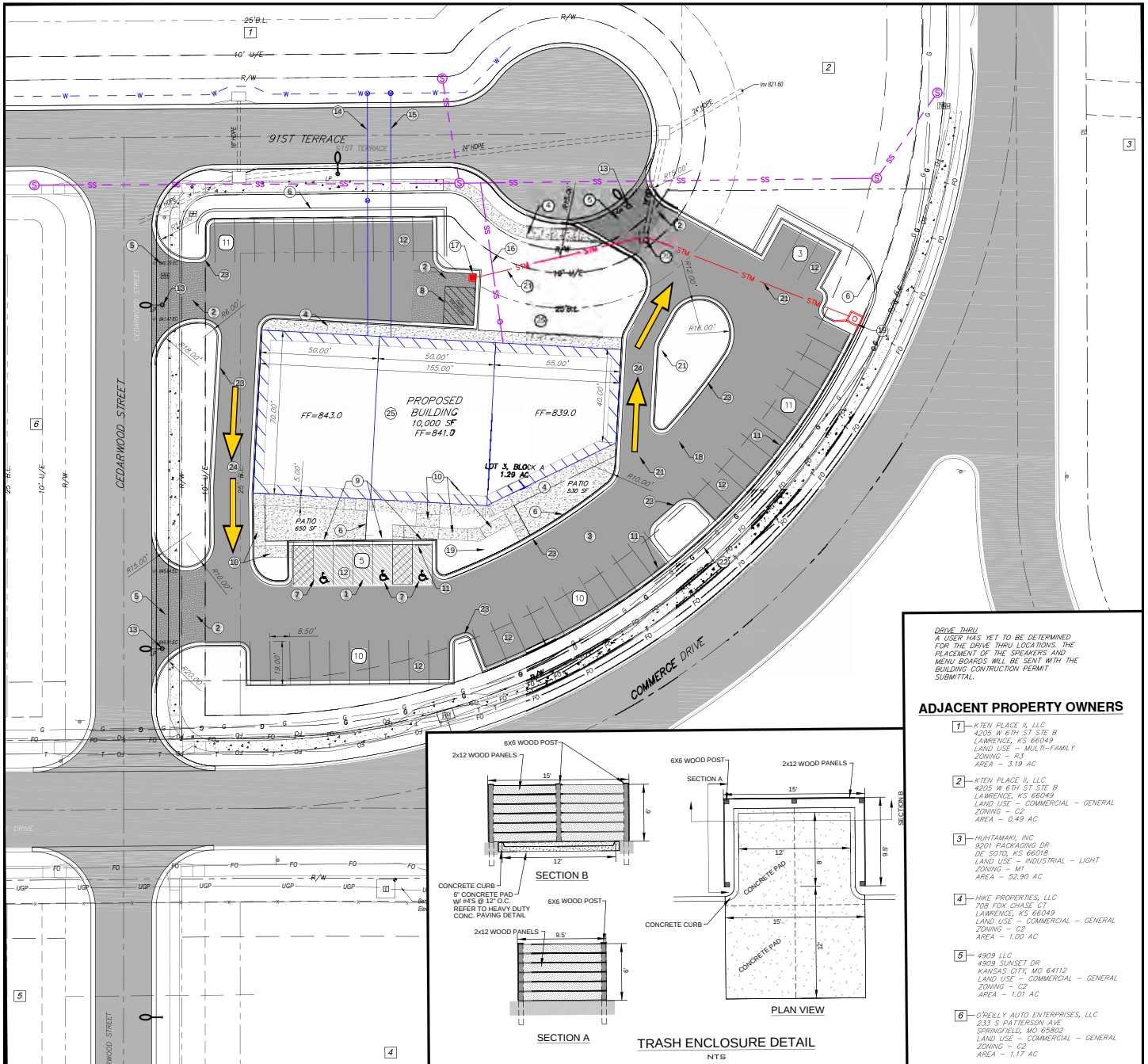


GROSS BUILDING AREA 10165 SF

HIKE 10 RETAIL BUILDING  
TENANT AREAS 2/16/2022



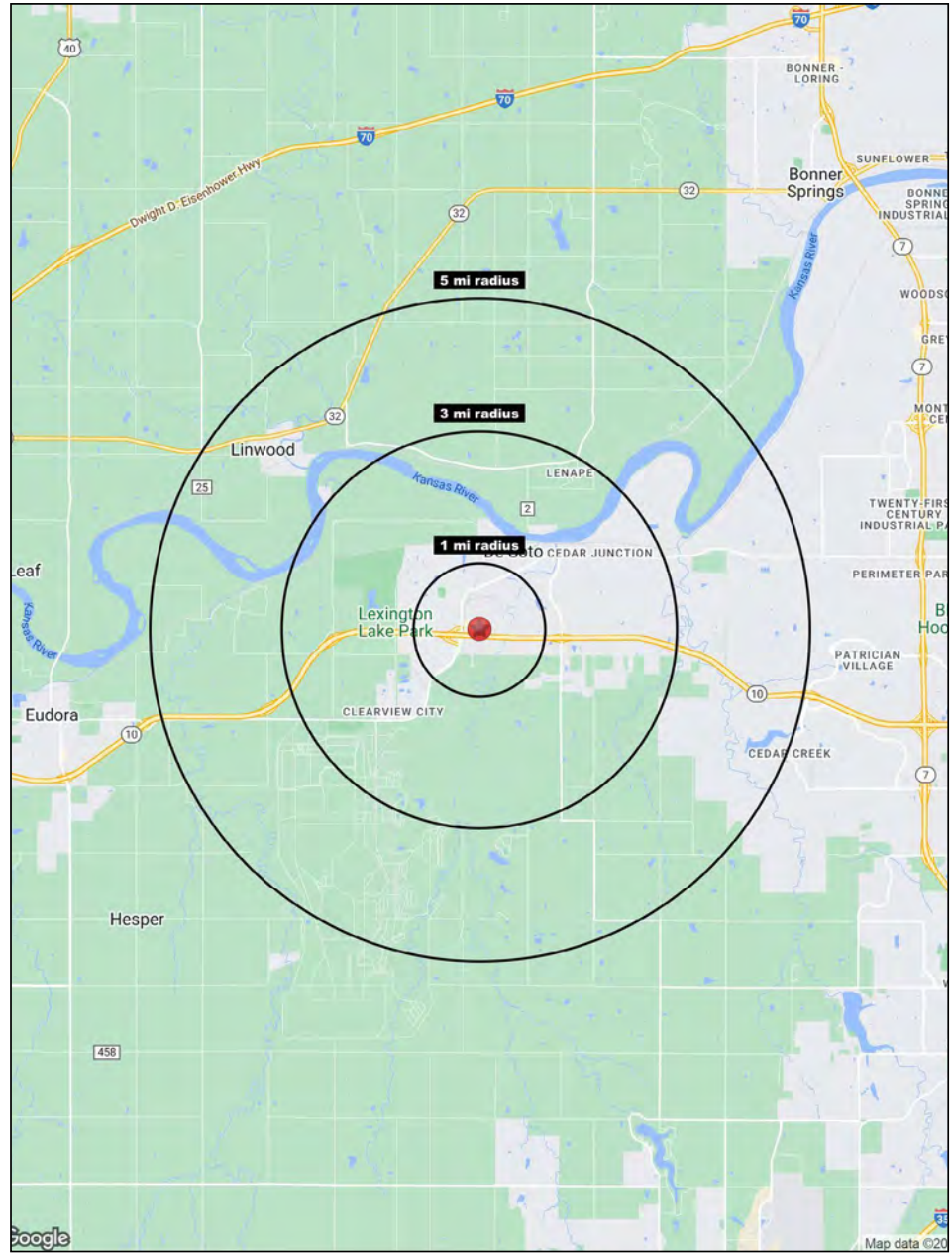
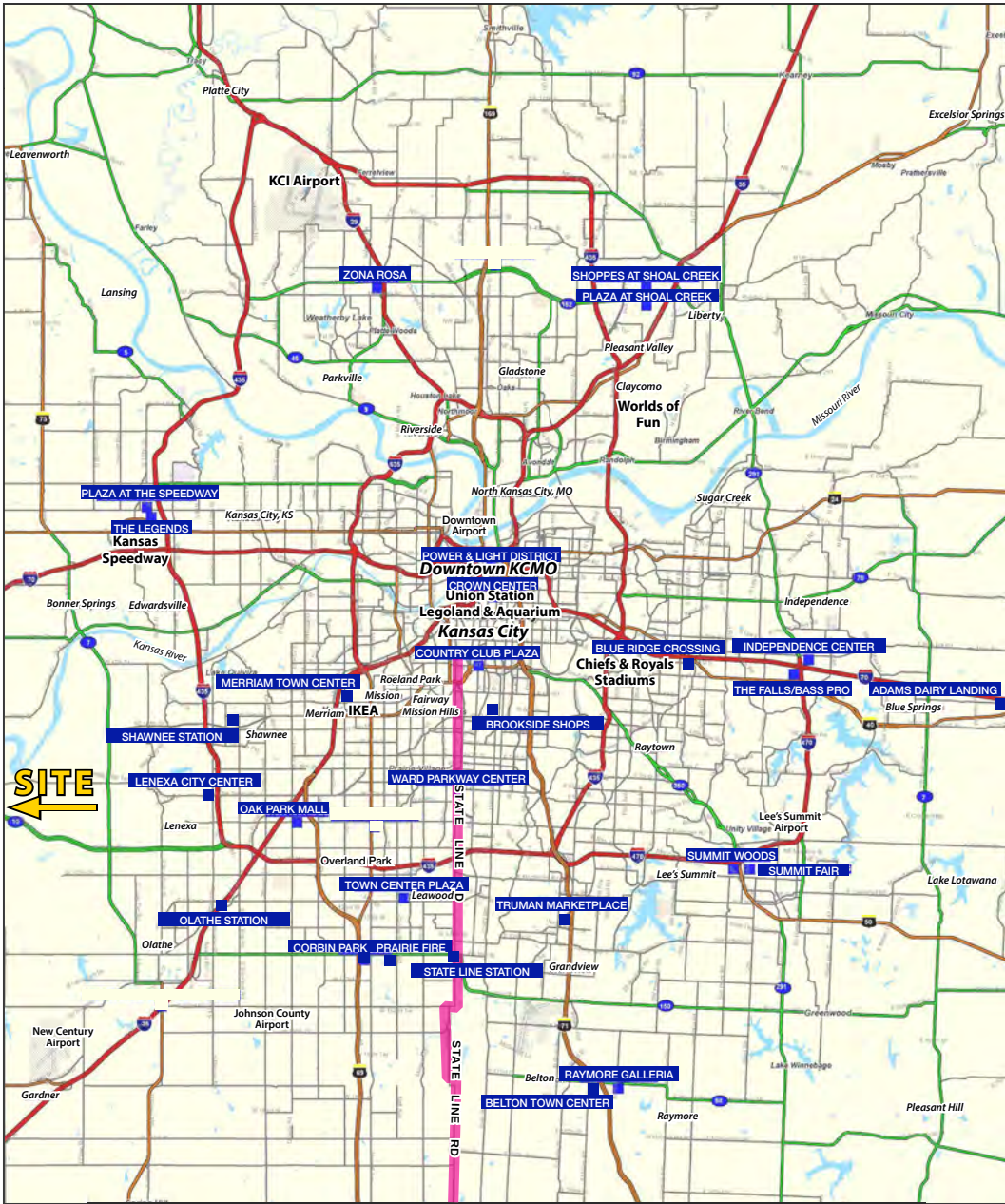
## SITE PLAN





# NEW DE SOTO KS RETAIL BUILDING

Commerce Dr. & Cedarwood St. (NEC) De Soto, KS





# NEW DE SOTO KS RETAIL BUILDING

## Commerce Dr. & Cedarwood St. (NEC) De Soto, KS

| Commerce Drive & Cedarwood Street                     | 1 mi      | 3 mi      | 5 mi      |
|-------------------------------------------------------|-----------|-----------|-----------|
| De Soto, KS 66018                                     | radius    | radius    | radius    |
| <b>Population</b>                                     |           |           |           |
| 2023 Estimated Population                             | 2,366     | 6,349     | 10,526    |
| 2028 Projected Population                             | 2,508     | 6,757     | 11,204    |
| 2020 Census Population                                | 2,261     | 6,058     | 10,302    |
| 2010 Census Population                                | 1,913     | 5,582     | 9,369     |
| Projected Annual Growth 2023 to 2028                  | 1.2%      | 1.3%      | 1.3%      |
| Historical Annual Growth 2010 to 2023                 | 1.8%      | 1.1%      | 1.0%      |
| 2023 Median Age                                       | 36.8      | 39.1      | 41.7      |
| <b>Households</b>                                     |           |           |           |
| 2023 Estimated Households                             | 880       | 2,392     | 4,001     |
| 2028 Projected Households                             | 957       | 2,606     | 4,343     |
| 2020 Census Households                                | 832       | 2,259     | 3,881     |
| 2010 Census Households                                | 671       | 1,972     | 3,379     |
| Projected Annual Growth 2023 to 2028                  | 1.8%      | 1.8%      | 1.7%      |
| Historical Annual Growth 2010 to 2023                 | 2.4%      | 1.6%      | 1.4%      |
| <b>Race and Ethnicity</b>                             |           |           |           |
| 2023 Estimated White                                  | 85.0%     | 85.7%     | 87.8%     |
| 2023 Estimated Black or African American              | 1.1%      | 1.1%      | 1.1%      |
| 2023 Estimated Asian or Pacific Islander              | 1.0%      | 0.8%      | 0.9%      |
| 2023 Estimated American Indian or Native Alaskan      | 0.7%      | 0.6%      | 0.4%      |
| 2023 Estimated Other Races                            | 12.3%     | 11.9%     | 9.8%      |
| 2023 Estimated Hispanic                               | 15.0%     | 13.8%     | 10.8%     |
| <b>Income</b>                                         |           |           |           |
| 2023 Estimated Average Household Income               | \$162,183 | \$125,942 | \$133,075 |
| 2023 Estimated Median Household Income                | \$126,860 | \$107,987 | \$113,162 |
| 2023 Estimated Per Capita Income                      | \$60,360  | \$47,518  | \$50,629  |
| <b>Education (Age 25+)</b>                            |           |           |           |
| 2023 Estimated Elementary (Grade Level 0 to 8)        | 2.5%      | 3.1%      | 2.3%      |
| 2023 Estimated Some High School (Grade Level 9 to 11) | 4.4%      | 5.8%      | 5.2%      |
| 2023 Estimated High School Graduate                   | 15.0%     | 18.1%     | 19.5%     |
| 2023 Estimated Some College                           | 19.2%     | 20.8%     | 18.6%     |
| 2023 Estimated Associates Degree Only                 | 13.9%     | 9.4%      | 8.1%      |
| 2023 Estimated Bachelors Degree Only                  | 34.7%     | 29.0%     | 29.5%     |
| 2023 Estimated Graduate Degree                        | 10.4%     | 13.8%     | 16.8%     |
| <b>Business</b>                                       |           |           |           |
| 2023 Estimated Total Businesses                       | 95        | 163       | 233       |
| 2023 Estimated Total Employees                        | 3,718     | 4,296     | 4,687     |
| 2023 Estimated Employee Population per Business       | 39.3      | 26.3      | 20.1      |
| 2023 Estimated Residential Population per Business    | 25.0      | 38.8      | 45.2      |

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