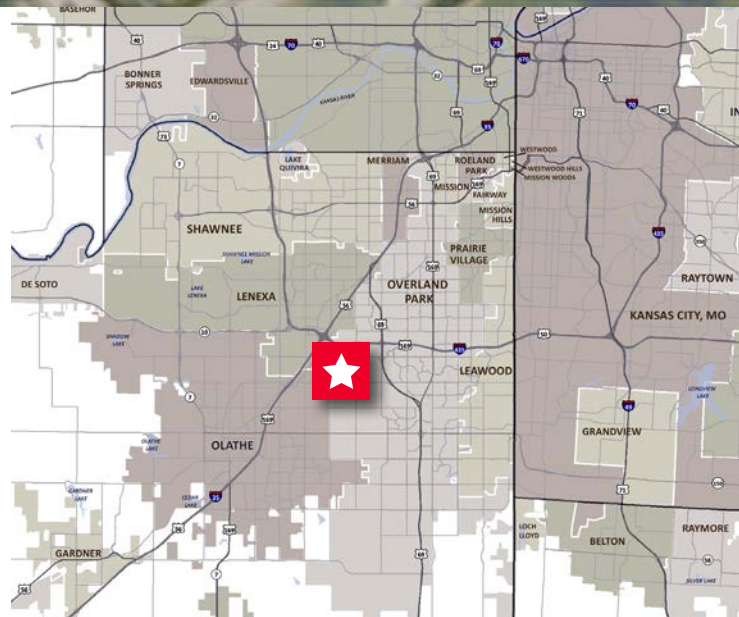




Mixed-Use Development Opportunity
29.15± Acres Available
Call Broker for Pricing

Property Highlights

- RP-4 (Planned Medium Density Multi-family District) and RP-3 (Planned Low Density Multi-family District) zoning
- Preliminary development plan for 200 multi-family units and 70,000 SF of retail / 3 out parcels
- Potential for a CID (Community Improvement District)
- Fastest growing city in Johnson County
- Olathe is a pro-growth, pro-business community
- One of the last infill sites remaining on 119th Street
- All utilities to site



Rob M. Holland, CCIM
Managing Director
+1 816 412 0214
rob.holland@cushwake.com

4600 Madison Avenue, Suite 800
Kansas City, MO 64112
Main +1 816 221 2200
Fax +1 913 273 1398
cushmanwakefield.com

Conceptual Renderings



Preliminary Development Plan

5.6± Acres

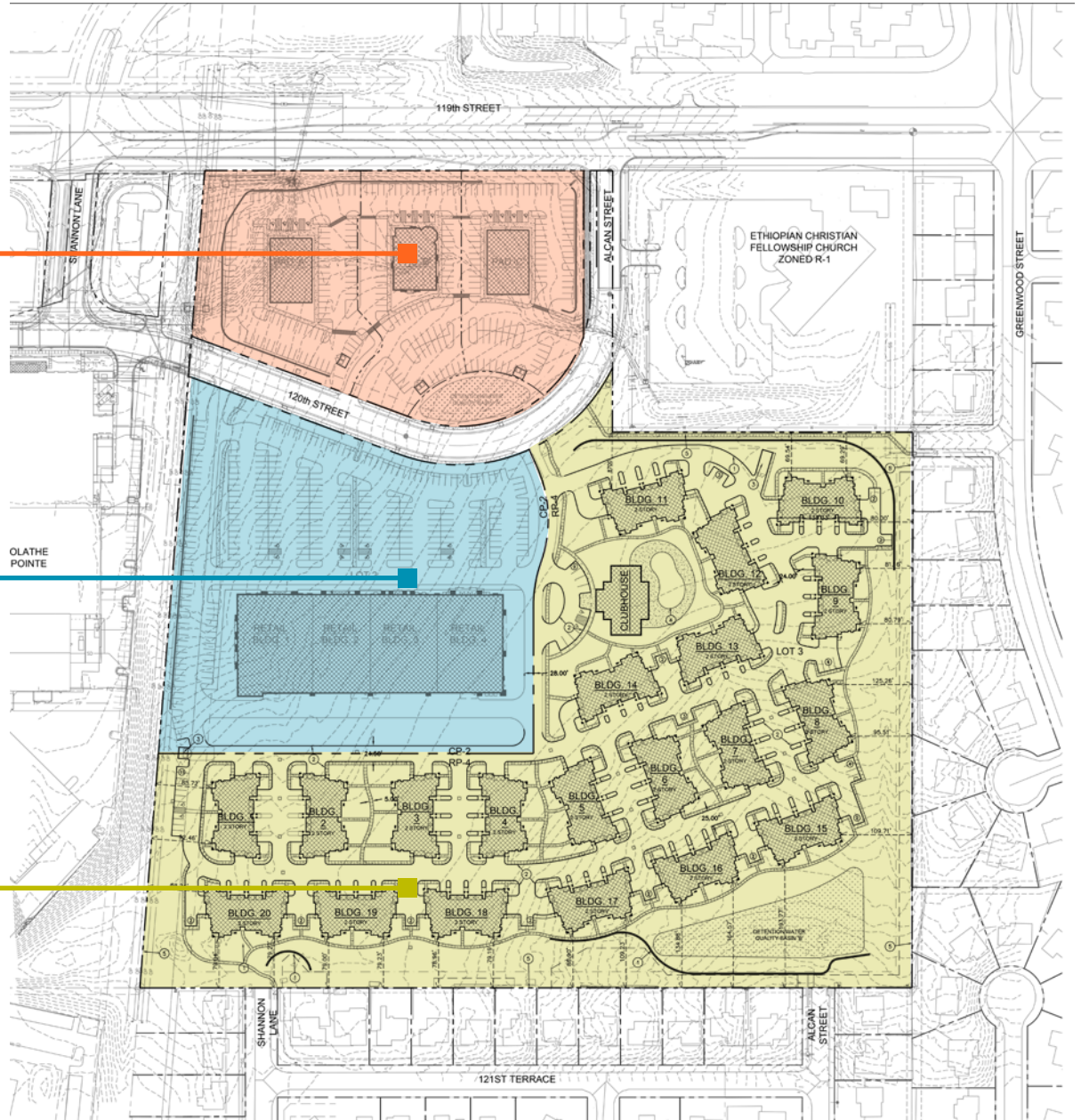
Density 8.04% Building Coverage
3 Out Parcels

6.90± Acres

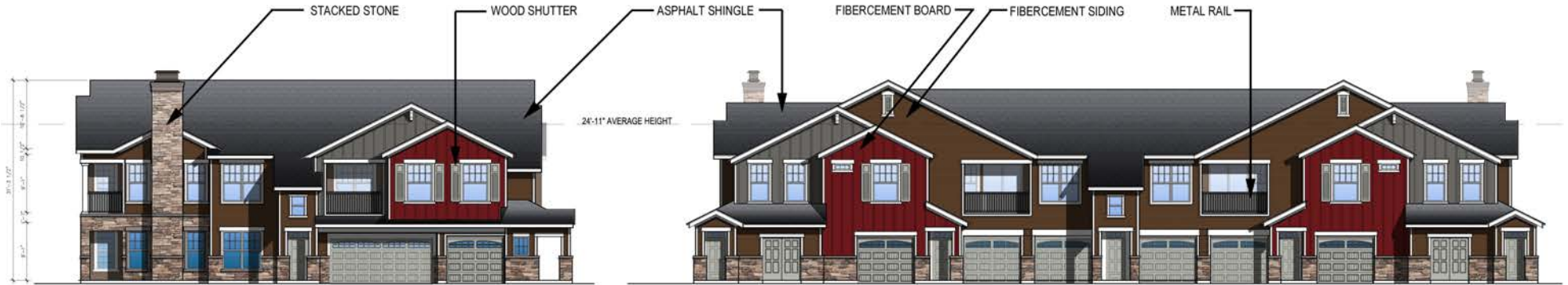
Density 23.2% Building Coverage
70,000 SF of Retail

16.65± Acres

Density 12.20 Units/Acre
200 Multi-Family Units



Multi-Family Elevations - Conceptual



04 ELEVATION 04 - TYPE D
SCALE: 1/8"=1'-0"

48% MASONRY
28% FIBERCEMENT PANEL
30% FIBERCEMENT SIDING

02 ELEVATION 02 - TYPE D
SCALE: 1/8"=1'-0"

12% MASONRY
43% FIBERCEMENT PANEL
45% FIBERCEMENT SIDING



03 ELEVATION 03 - TYPE D
SCALE: 1/8"=1'-0"

48% MASONRY
28% FIBERCEMENT PANEL
30% FIBERCEMENT SIDING

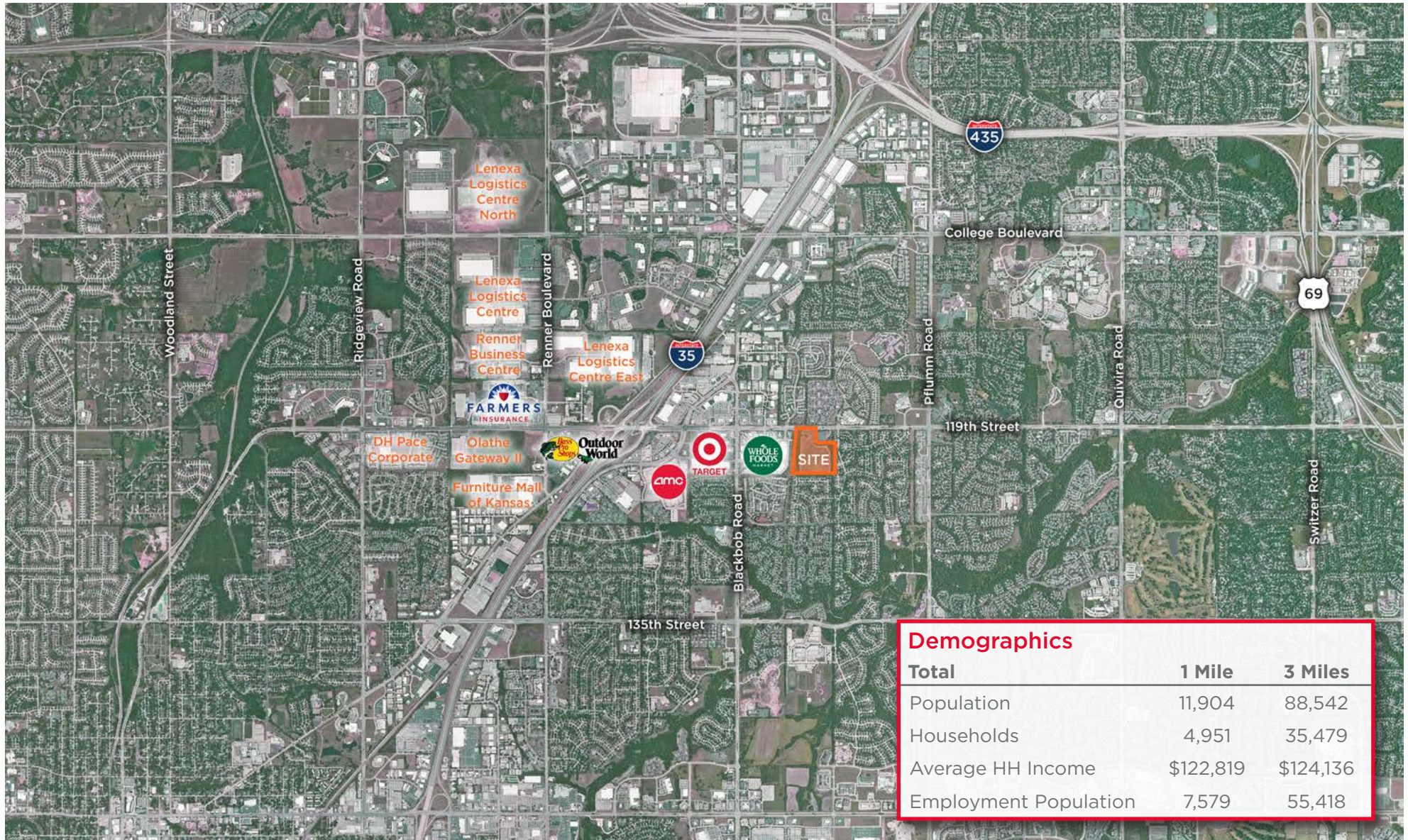
01 ELEVATION 01 - TYPE D
SCALE: 1/8"=1'-0"

36% MASONRY
26% FIBERCEMENT PANEL
38% FIBERCEMENT SIDING

Retail Elevations - Conceptual



Location Aerial - Amenities



Demographics		
Total	1 Mile	3 Miles
Population	11,904	88,542
Households	4,951	35,479
Average HH Income	\$122,819	\$124,136
Employment Population	7,579	55,418



FOR SALE

Olathe Commons Development Land

14450 W 120th Street / Olathe, KS

Location Aerial

