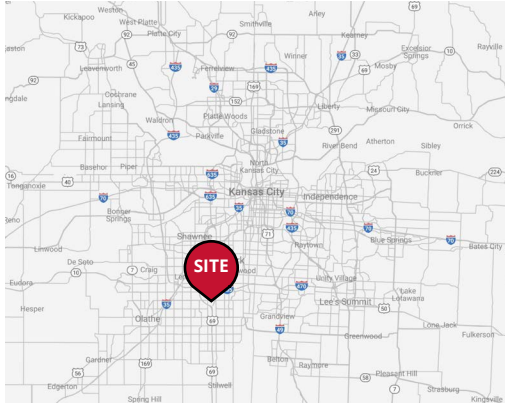




2025 DEMOGRAPHICS

1 Mile | 3 Miles | 5 Miles



Population

10,641 | 90,946 | 242,822



Daytime Population

15,631 | 131,970 | 240,819



Median Household Income

\$101,038 | \$118,269 | \$119,696



RETAIL FOR SUBLEASE

12261 Blue Valley Parkway | Overland Park, Kansas 66213

5,265 SF | Lease Rate: \$45.00/SF, NNN

PROPERTY DETAILS

Located at signalized intersection

Outparcel to Costco Wholesale Club

Highly sought after submarket in Overland Park

Blue Valley Parkway - 24,845 VPD

Adam Walz

816.762.3138

awalz@paceproperties.com

[PACEPROPERTIES.COM](https://www.paceproperties.com) | 816.866.9898

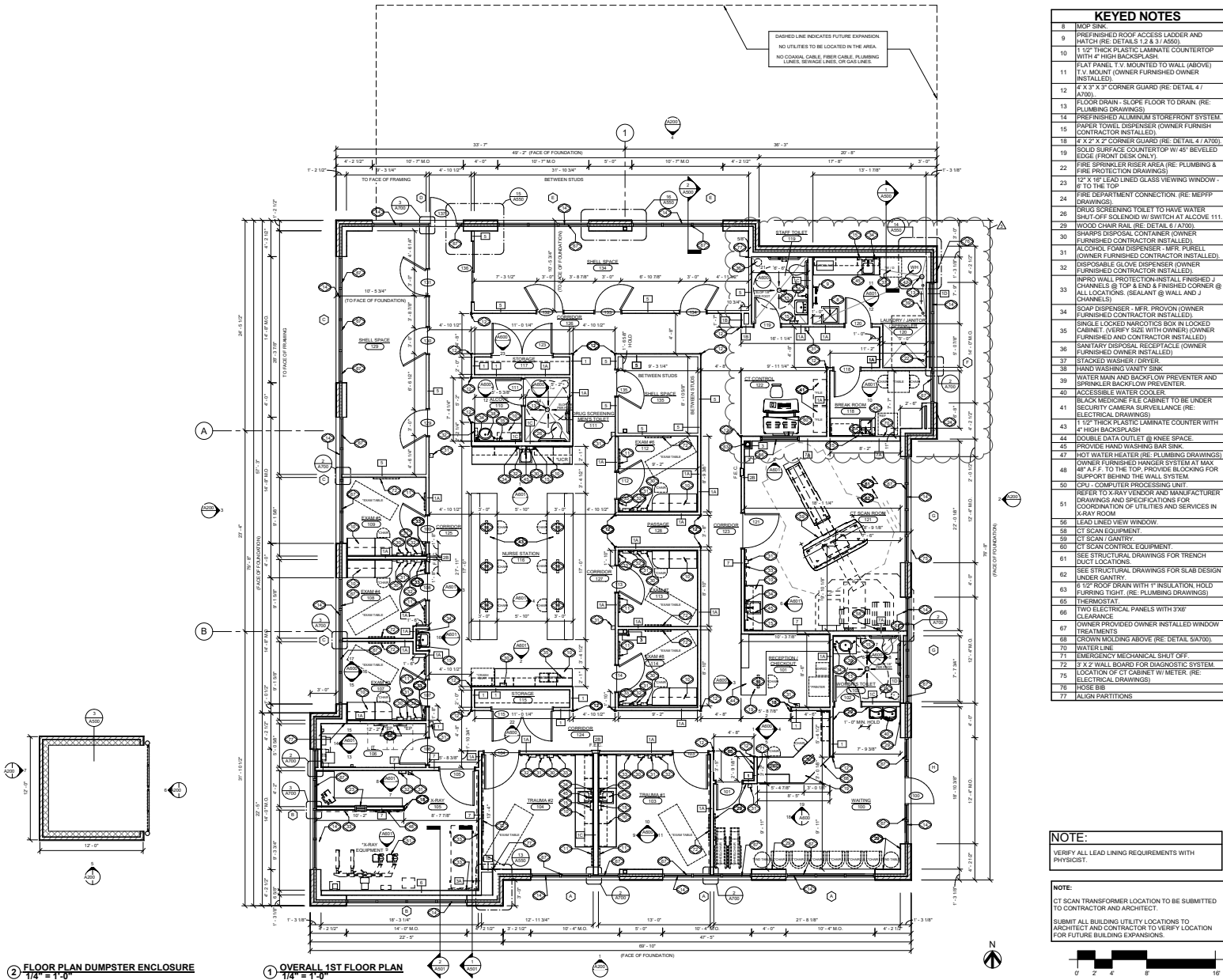
4400 College Boulevard Suite 180 | Overland Park, KS 66211

The information contained herein is not warranted, although it has been obtained from the owner/landlord of the subject property or from other sources that Pace Properties, Inc. deems reliable, and is subject to change without notice. Owner/landlord and Pace Properties, Inc. make no representations as to the environmental condition of the subject property and recommend tenant's independent investigation.

Trade Area Aerial



Floor Plan



FSA
FEEBEE SEARCHING

BFA
BFA

AV
AV

Z
Z

TAUC PROPERTIES, LLC
TAUC PROPERTIES, LLC

TAUC - Overland Park (Costco Outlet)
12261 Blue Valley Parkway,
Overland Park, KS 66212

REVISIONS

No	Date	Description
3	06/30/21	CITY COMMENTS

DATE: 06/30/21
PROJECT NO: 20081
Client: Mark Foster A559

OVERALL FLOOR PLAN

DRAWN: ZW
CHECK: MEL / SMP
PRINT: A100

