

For Sale or BTS

# Marriott Pad Site

1.65 AC

METCALF & 110TH ST | OVERLAND PARK, KS



- Incredible location in a well established commercial corridor at lighted intersection
- High volume intersection with over 211,000 CPD on Metcalf & I-435
- Strong daytime population in the heart of the College Boulevard Office Corridor
- Visibility from Metcalf and I-435
- Immediate access to I-435
- Marriott Hotel under new ownership with extensive renovation plans

Demographics	1 MI.	3 MI.	5 MI.
Population	8,042	95,746	259,367
Avg. HH Income	\$107,483	\$154,510	\$150,466
# of Businesses	1,972	7,448	15,531
# of Employees	26,783	92,665	201,425

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LANE4

# Aerial Overview



