

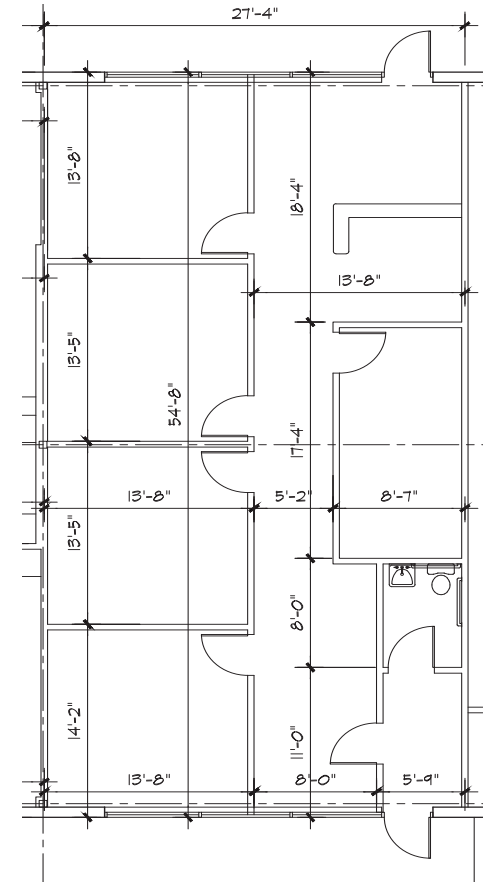
95 METCALF SQUARE RETAIL FOR LEASE

- **1,490 SF** inline space available for lease
 - *Last remaining vacancy in center*
- Located in the heart of the 95th & Metcalf retail corridor with a strong daytime population of 111,000+ (3-mi)
- Visibility on 95th St with exterior building signage
- 56,100 CPD through 95th and Metcalf
- Strong surrounding retail/restaurant tenant mix: Jack Stack BBQ, Sickies Garage, Long Horn Steakhouse, Lowe's, Home Depot, Natural Grocers, Whataburger, Chick-Fil-A, Andy's and others





LANE4



7309 W 95TH St

1,490 SF

DEMOGRAPHICS

	1 MI	3 MI	5 MI
Population	13,211	94,632	260,419
Avg. HH Income	\$83,277	\$105,471	\$110,337
# of Businesses	623	6,365	14,350
# of Employees	9,441	111,066	235,165

