



# TIMES SQUARE SHOPPING CENTER

## FULLY LEASED RETAIL CENTER

10520 - 10586 METCALF LN, OVERLAND PARK, KANSAS

- Strong visibility from Metcalf Ave to nearly 50,000 cars per day
- Economical lease rates for the trade area/ properties with visibility onto Metcalf
- Less than .25 mile from I-435 and Metcalf Ave, one the Metro's highest volume intersections with over 230,000 cars per day; center can be accessed from two lighted intersections at 105<sup>th</sup> St & 107<sup>th</sup> St
- Parking lot ratio: 6.6/1000 SF

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	7,066	86,259	238,375
Avg. HH Income	\$91,958	\$117,141	\$117,139
# of Businesses	1,722	6,912	14,660
Daytime Population	19,446	125,375	310,304

4705 Central Street | Kansas City, MO 64112  
816.960.1444 | lane4group.com



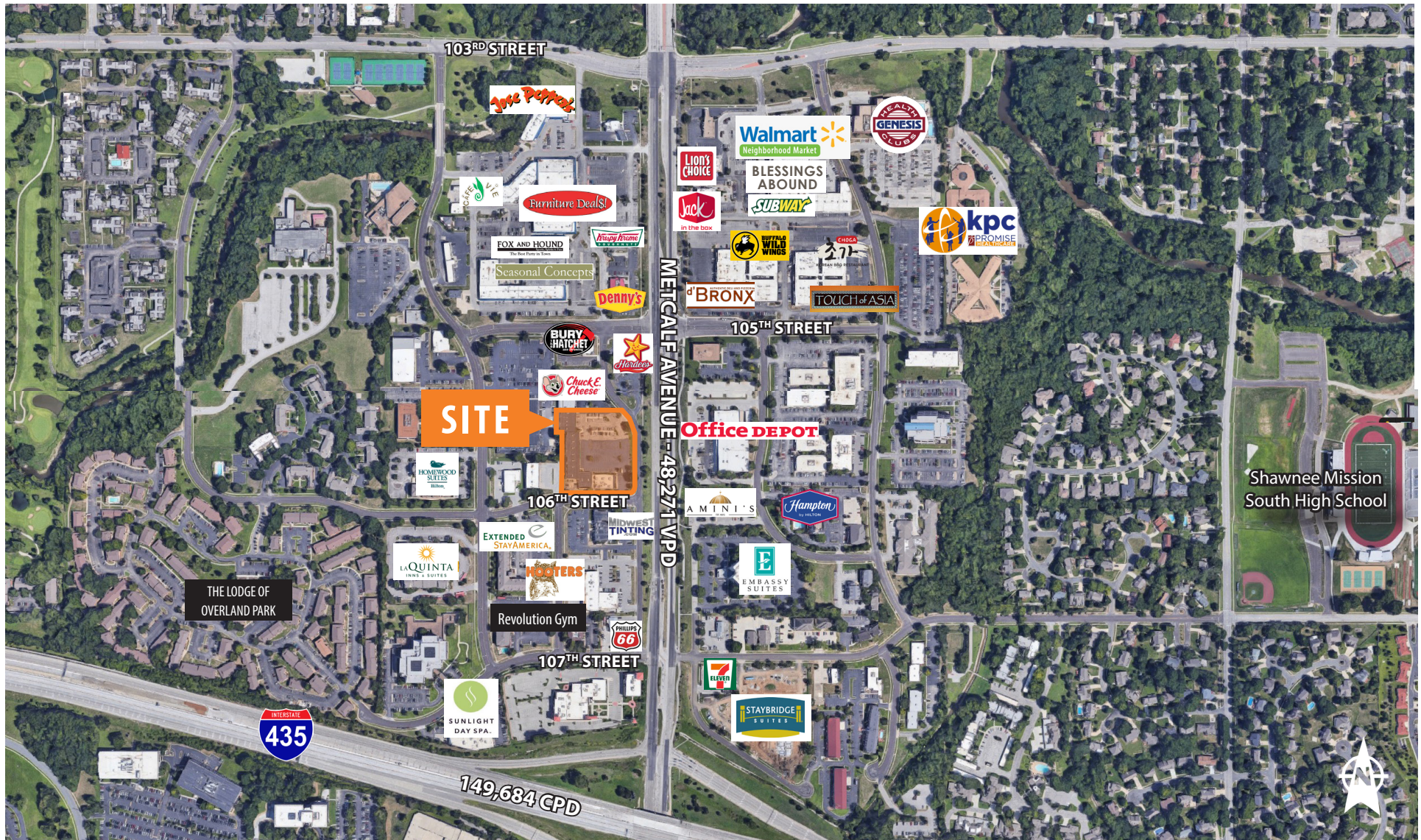
For more information, contact:

CHASE GLAESER / 816.268.9110  
cglaeser@lane4group.com



1,360 - 6,490 SF FOR LEASE  
TIMES SQUARE SHOPPING CENTER

LANE4



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LANE4

## SITE PLAN

NEW TENANT  
COMING SOON!

JAZZERCISE

GAME SHOW  
BATTLE ROOMS

Chuck E.  
Cheese

BURY  
HATCHET

HH  
HOBBY HAVEN

Community  
Blood Center  
Save a Life. Right Here, Right Now.

CARRABBA'S  
ITALIAN GRILL

\*NOT OWNED

105<sup>TH</sup> ST

106<sup>TH</sup> ST

METCALF LANE

METCALF AVENUE - 48,271 VPD

Hardee's

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