

# LANE4

## DOWNTOWN OLATHE REDEVELOPMENT



CHERRY STREET & SANTA FE DR, OLATHE, KS

## Retail and Restaurant Opportunities

1,893 - 4,531 SF FOR LEASE

# TRANSFORMATIVE REDEVELOPMENT PROJECT

in the heart of Downtown Olathe

1,893 - 4,531 SF FOR LEASE

- Located in a growing downtown of a vibrant Kansas City suburb
  - Since 2020: 5.95% population growth
  - 2010-2020: 12.5% population increase
- Project adjacent to Johnson County Square Park, a central meeting location for events with stage, garden, and sculptures
- **80-90 engaging community events annually** including Fourth Fridays, Old Settlers, Farmer's Market, Arts Festival etc.
- Strong daytime population: 84,000 people (3 mi)
- LL to deliver space in warm grey shell condition with a grease service line through each space in Q1 2026

**SPENCER STEWART**

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Adjacent to the new stage at the redeveloped Johnson Co. Square Park

**NEW LOCAL CONCEPTS**  
coming to Downtown Olathe:

**CHAR BAR**



**LANE4**

# SIGNIFICANT INVESTMENT COMPLETED

exceeding \$250 million



**WATCH**  
how Downtown  
Olathe is  
transforming

- 1 Olathe Downtown Library
- 2 Johnson Co. Court House & City Hall
- 3 Johnson Co. Square Park
- 4 Arrello Apartments - 228 Units



Downtown Olathe Library



Johnson Co. Courthouse



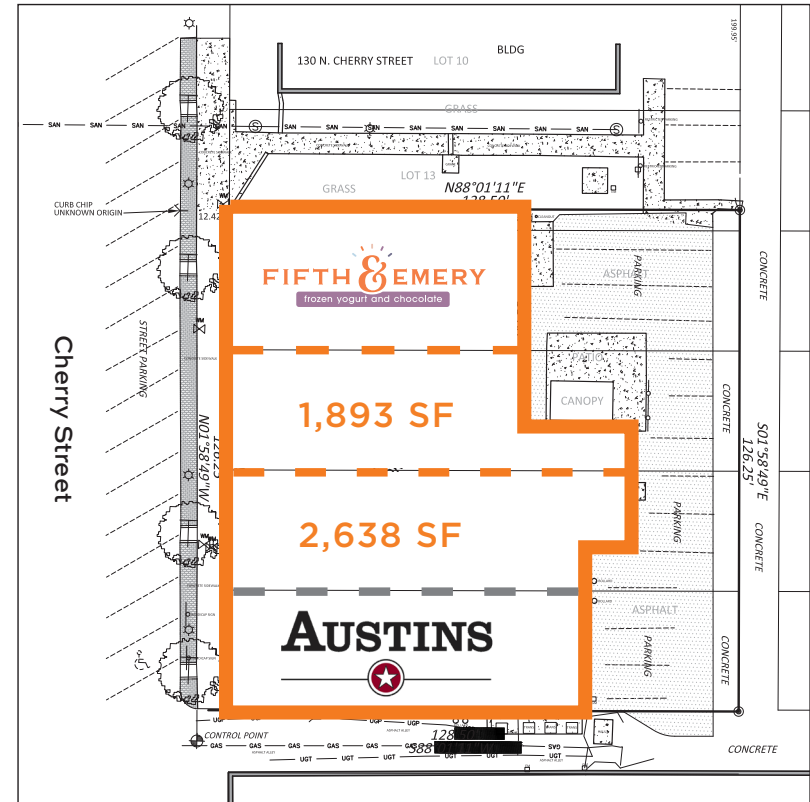
Arrello Apartments - 228 Units



Johnson Co. Square Park



# SITE PLAN





 **DEDICATED  
PARKING**

127th St

Olathe East High School

at home

KOHL'S

135th St

Walmart

MENARDS

planet fitness

Big Boy

savers

Aaron's

Lenox

Lowe's

Starbucks

Academy

143rd St

Black Bob Rd

92,900 CPD

35

Fe St

| DEMOGRAPHICS       | 1 MI     | 3 MI      | 5 MI      |
|--------------------|----------|-----------|-----------|
| Population         | 12,330   | 83,068    | 158,276   |
| Average HH Income  | \$65,985 | \$117,471 | \$142,927 |
| Daytime Population | 11,796   | 84,219    | 154,011   |