RED BRIDGE
SHOPPING CENTER

YOUR PLACE TO ESCAPE IN SOUTH KC SINCE 1959

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LANE4

AVAILABLE SPACES:

512*	1,885 SF
514*	1,800 SF
11122	3,000-3,800 SF
11133	729 SF
11134	7,000 SF

*Combine to 3,685 SF

RED BRIDGE FARM FRESH MARKET

Farm Fresh Market is a **new, local concept** centered around providing **quality produce at competitive prices,** featuring a **full-service deli, meats, fresh bakery,** and **liquor section.**

WONDERSCOPE CHILDREN'S MUSEUM

A **$15M, 30,000 SF state-of-the-art children's museum** opened at Red Bridge in 2020 and brings around **250,000 visitors annually.** Wonderscope is an interactive STEAM museum with various exhibits and one-of-a kind outdoor playground.

GROCERY, HARDWARE AND CHILDREN'S MUSEUM ANCHORED NEIGHBORHOOD CENTER

with a host of **locally owned businesses.**

1 MINUTE FROM I-435 & 2 MINUTES FROM KANSAS

allows outstanding proximity to **pivotal neighborhoods, businesses, and schools.**

JUST MINUTES FROM SOME OF KANSAS CITY'S LARGEST AND GROWING EMPLOYERS

Black & Veatch, Freight Quote, St. Joseph Hospital, and Burns & McDonnell.

SITUATED IN THE HEART OF SOME OF KANSAS CITY'S BEST NEIGHBORHOODS

2-5 minutes from some of the **highest income zip codes** in KC including Blue Hills Estates, Hallbrook Farms, and Leawood**. Average household income exceeds $132,000** within 3-miles of center.

VISITOR INSIGHTS

1.1M visits with an average of **261,000 visitors** frequenting the center **4.2 times** per year. Visitors are likely to spend **57 minutes** at center. *Source: Placer.AI (2024)*

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SITE PLAN

SUITE	TENANT	SF
453A	Euston Hardware	
453B	Mid Continent Public Library	
500	SERC Physical Therapy	
504	Christian Society of Kansas City	
508	Englob Art Events	
510	Curves	
512	AVAILABLE	1,885
514	AVAILABLE	1,800
515	Caleb's Kitchen	
519	Berries + Honey	
521	American Rare Coin	
523	The Limit	
527	Made in KC	
529	China Dragon	
533	The Sweet Granada	
535	Crows Coffee	
11120	Barrio	
11125	Goodwin Insurance Agency	

Combine to 3,685 SF

11122	AVAILABLE	3,000-3,800
11126	Salon Service Group	
11128	Blue Bicycle	
11130	Integrity Martial Arts Academy	
11131	Ananda Skin Soul	
11133A	Alyssa Johnson Hair	
11133	AVAILABLE	729
11134	AVAILABLE	7,000
11140 A	Caravel Autism Health	
11140 B	Playful Pack	
11141	Pulse Performing Arts Center	
11212	Red Bridge Farm Fresh Market	

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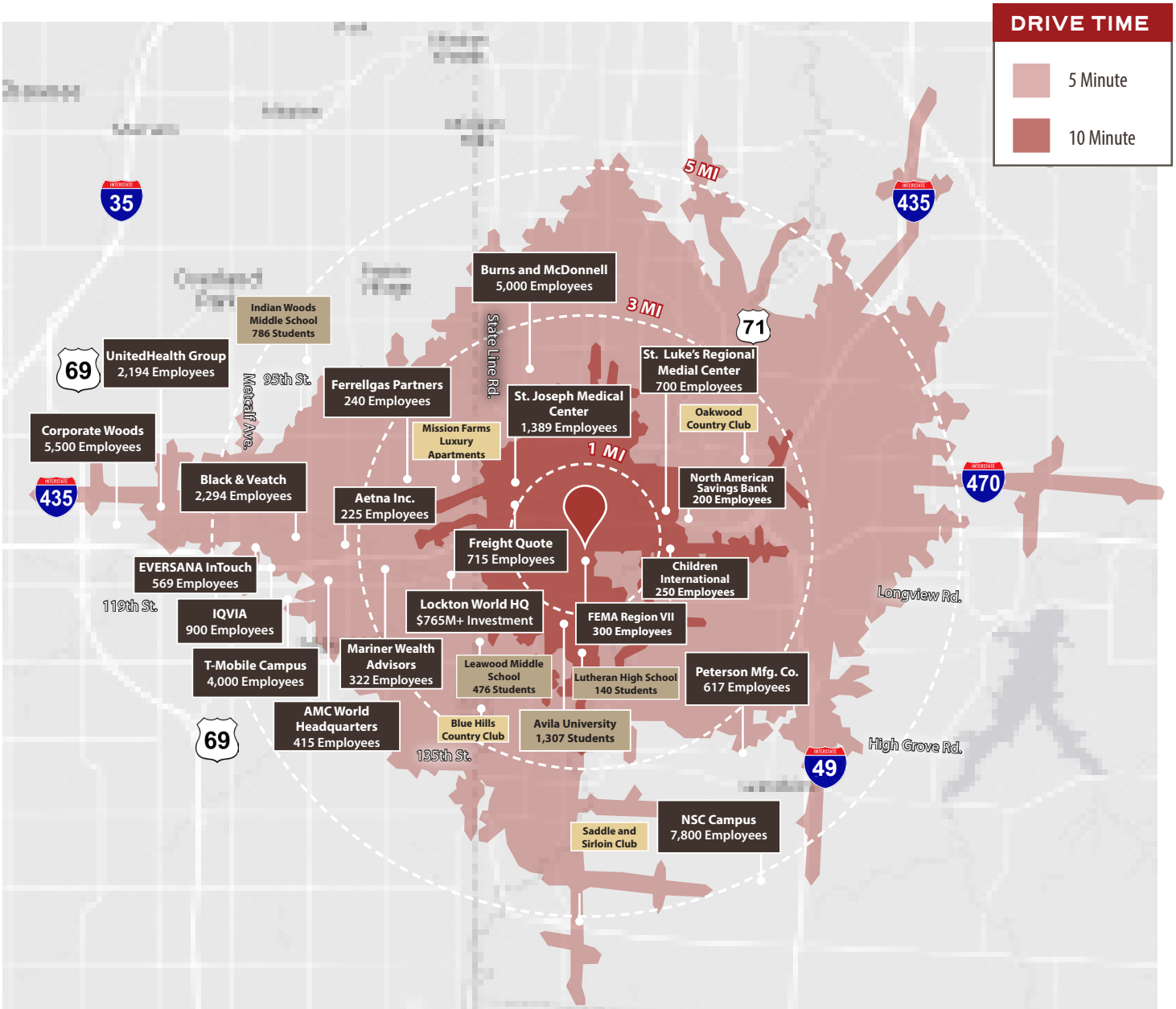
JUST MINUTES FROM SOME OF KANSAS CITY'S BIGGEST EMPLOYERS AND STRONGEST NEIGHBORHOODS.

Burns and McDonnell • St. Joseph Medical Center • Corporate Woods • Mission Farms • Leawood



MAJOR RETAIL CORRIDORS

	LOCATION	DAYTIME POPULATION *(5 mi)*
1.	Ward Parkway Center	171,150
2.	Town Center Plaza	169,139
3.	**Red Bridge Shopping Center**	**136,579**
4.	Prairiefire	130,033
5.	135th & State Line	127,721
6.	Zona Rosa	85,189
7.	Summit Woods and Summit Fair	54,226

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	7,402	53,051	170,369
Avg. HH Income	**$108,638**	**$143,129**	**$136,671**
# of Businesses	194	2,256	8,923
Daytime Pop.	7,194	61,286	221,559

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Lockton to build $765M World HQ Campus in Leawood

A longtime, large Kansas City employer made the major announcement in December 2025 that they will construct a bespoke 34-acre campus in Leawood at Hallbrook North with plans to be fully occupied by 2030.

As the largest privately held insurance brokerage in the world, the project will serve as a new anchor on the east end of the College Boulevard corridor, Kansas City's largest office submarket.

At State Line Road, Red Bridge Road transitions into College Boulevard, creating a direct east-west link to one of the Kansas City metro's most prominent office and business corridors.

This strategic positioning places the property in the path of continued corporate growth, with visibility and access to a deep base of office professionals, nearby residents, and destination-oriented traffic.

The proposed development includes:

- Office | 857,000 SF (3 buildings proposed)
- Multifamily | 499,000 SF with 400-units
- Retail Space | 16,000 SF
- Event Center | 10,000 SF
- Daycare | 14,000 SF

Credit: Lockton
Image: Burns & McDon

Project Details

12-story

HQ building planned

440,000 SF

HQ footprint

$765 million

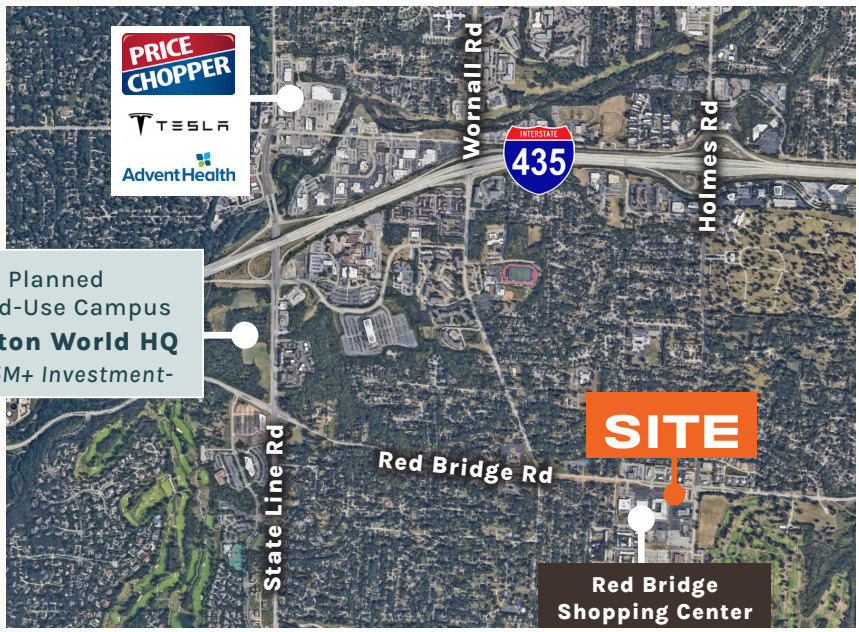
in investment

1,482,000 SF

across Hallbrook North;
spanning 11 proposed buildings

3,673

structured and surface
parking spaces



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A NEIGHBORHOOD TRADITION... REVIVED.

A transformative redevelopment of the center was completed in 2017.

- Redesigned and updated facade
- New tower elements
- Significantly improved landscaping
- Parking lot improvements
- Additional parking lot lighting
- New patios and pocket parks
- New roof
- New tenant signage
- HVAC screening

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A COMMUNITY-CENTRIC CENTER WITH YEAR-ROUND PROGRAMMING.

Our annual event calendar includes:

- KC Running Club 5K
- Spring Craft Fair + Parking Lot Party
- Tenant Sponsored Summer Live Music
- South Kansas City Block Party *(hosted by SKC Chamber)*
- Halloween Trick-or-Treat
- Holiday Workshop

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