OFFICE, MEDICAL, SALON

8660 W 96TH STREET, OVERLAND PARK KS 66212

REECE COMMERCIAL REAL ESTATE
a Berkshire Hathaway Affiliate







HIGHLIGHTS

- Great Location Near 95th & Antioch
- Good Visibility from HyVee
- 1,625+ SF
- Great Space for Office Use, Salon, Med Spa, or Massage
- Large Reception / Waiting Room
- 6-7 Offices
- 2 Restrooms

FOR LEASE

$16.50 GROSS

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2018 POPULATION	13,238	96,795	251,582
2018 MED HOUSEHOLD INCOME	$84,949	$89,359	$89,535

TRAFFIC COUNTS

	Traffic Volume	Year	Distance
ANTIOCH RD & W 95TH STREET	18,900	2015	0.02 MI
W 95TH STREET & WOODWARD	23,700	2015	0.07 MI
W 95TH STREET & ANTIOCH RD	25,400	2015	0.09 MI
HADLEY STREET & W 98TH STREET	3,800	2015	0.20 MI

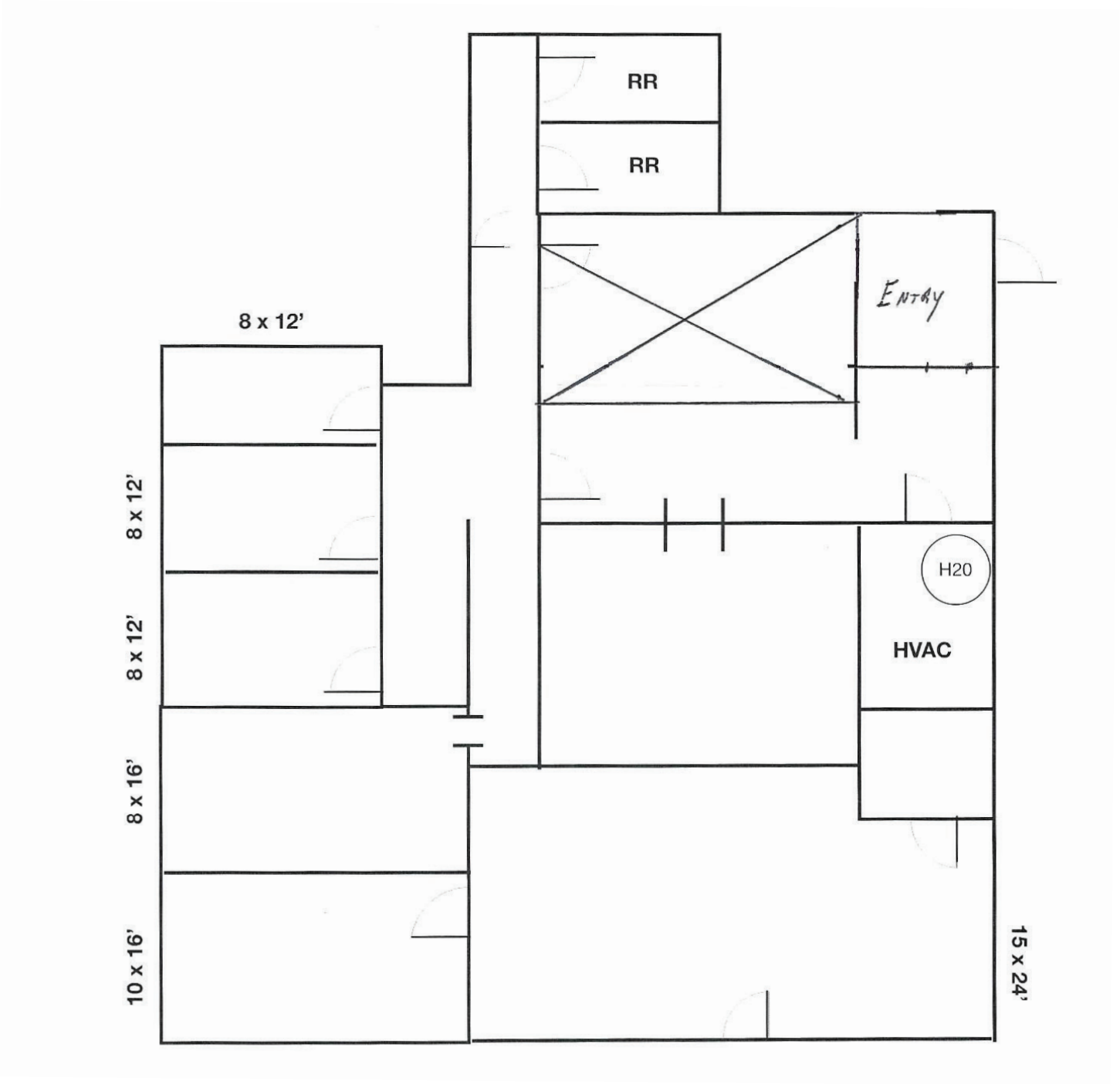
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FLOOR PLAN

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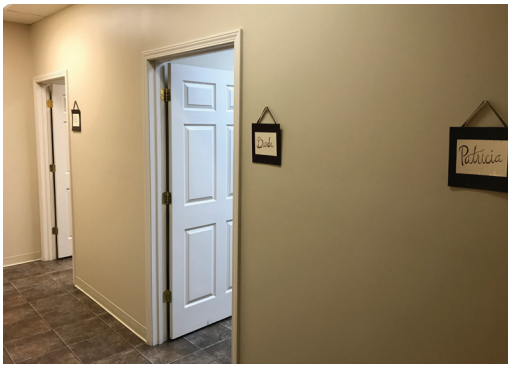
PHOTOS

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AERIAL

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