

PLAZA AT THE SPEEDWAY

Freestanding 46,267 Sq Ft Former Best Buy Location
I-435 & Parallel | 10500 Parallel Pkwy, Kansas City, KS

**FOR
LEASE**



DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	2,684	17,015	46,756
Avg. Household Income	\$86,251	\$87,491	\$76,665

- 850,000 sq ft Power Retail Shopping Center anchored by Walmart Supercenter, Kohl's, and new Sam's Club
- Other tenants include Taco Bell, Olive Garden, Red Lobster, Chick-fil-A, Jack in the Box, Wendy's, and more
- Next to Kansas Speedway, Cabela's, Great Wolf Lodge, Nebraska Furniture Mart, Legends Kansas City Outlets, T-Bones Baseball Stadium, Sporting Park Soccer Stadium, Hollywood Casino, and the new 600,000 sf office campus is home to a major expansion of Kansas City's Cerner Corporation and 4,000 new employees
- Outstanding visibility to the more than 2 million sq ft of retail and entertainment space built and planned on this corner
- Multiple apartments and offices surrounding the site
- Located in a major tourism district drawing over 22 million visitors annually from as far as 250 miles away

FOR INFORMATION:

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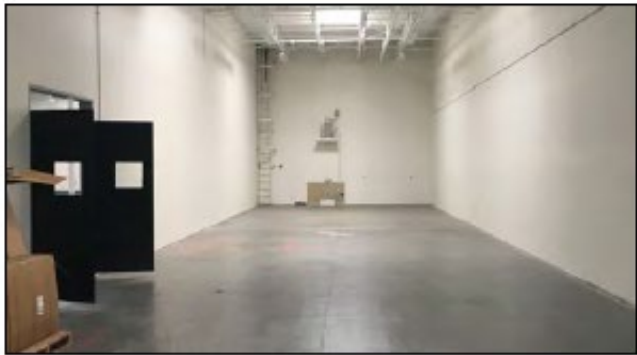




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PHOTOS

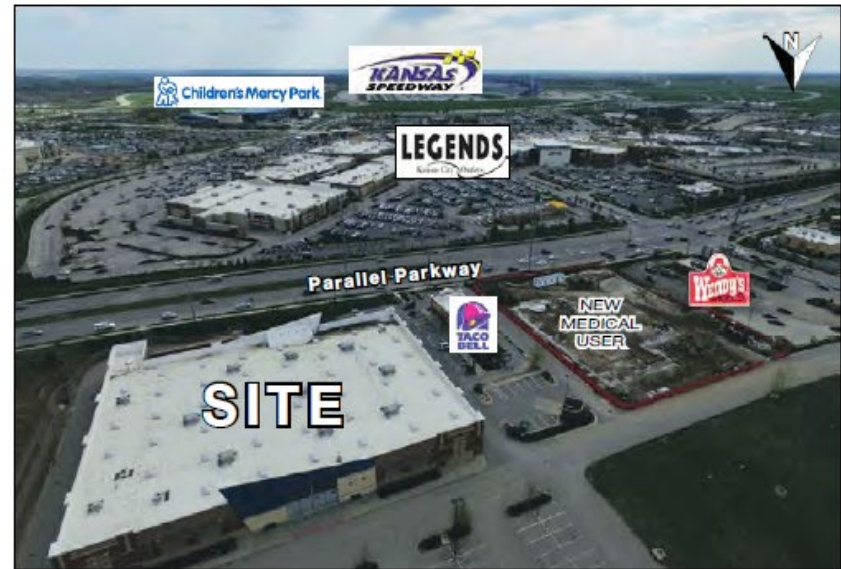


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DRONE PHOTOS



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AERIAL



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VISITATION



Children's Mercy Park: The Sporting Kansas City soccer team opened its brand new, state-of-the-art 342,000 square foot Sporting Park on June 9, 2011. The \$200 million venue is one of the best soccer stadiums of its size in the world. The first major league professional sports stadium in the state of Kansas, is part of a development plan that also includes a nearby tournament-quality athletics complex with 18-24 fields and associated amenities to host national, regional and local youth and adult soccer tournaments, camps, leagues, practices and games.



Hollywood Casino at Kansas Speedway: The first phase opened in early 2012 and features a 100,000 SF casino floor, a lounge, and several dining and entertainment concepts. A later phase is planned to include a hotel, more gambling space, a spa, a convention center, and an entertainment retail district.



The Kansas Speedway: The Midwest's premier auto sports venue, and features NASCAR, IRL & Craftsman Truck events. The Speedway seats 82,000 and has infield space for 750 motor coaches. International Speedway also has committed to asking NASCAR for a 2nd Sprint Cut Series race at Kansas Speedway and to build a new road course.



United States Soccer Federation National Training and Coaching Development Center: Located on about 40 acres southeast of 98th Street and Parallel Parkway. It will include at least eight tournament soccer fields on about 130 acres nearby on the north side of 94th Street. OnGoal will try to persuade U.S. Soccer to locate a 100,000-square-foot office building on the new national training center site that OnGoal is developing. U.S. Soccer plans to solicit proposals for the new building, which would house 300 U.S. Soccer employees. The soccer village also may include commercial development on the south 50 acres of the Speer site.



Dairy Farmers of America: The Kansas City area's largest private company, plans to move its headquarters to the Village East area located at the southeast quadrant of I-435 & Parallel Parkway. The 100,000 square-foot building will bring 300+ jobs, construction is expected to be finished late 2016.



Great Wolf Lodge: A full-service, year-round family destination resort featuring: 281 family sized suites, a 49,000 square-foot indoor entertainment area including a waterpark, themed family restaurant, spa, arcade, meeting / conference space, confectionery café, fitness center and gift shop.



Cabela's: Featuring museum-quality wildlife displays and large aquariums, Cabela's destination retail stores reinforce an outdoor lifestyle image and provide exciting tourist and entertainment shopping experiences for the entire family. The 188,000 sf Kansas City store had over 4 million visitors in one year.



Nebraska Furniture Mart: A true success, Nebraska Furniture Mart is America's largest home furnishings store and occupies more than one million square feet of space.



CERNER: New 600,000 sf office campus is home to a major expansion of Kansas City's Cerner Corporation and 4,000 new employees



T-BONES: The CommunityAmerica Ballpark located in Village West is the home of the Kansas City T-Bones Baseball Club, which attracts many events and family activities.



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