



COLONY PLAZA SHOPPING CENTER

7800 Shawnee Mission Parkway, Overland Park, KS



LEASE RATE: \$16/SF NNN | 1,000 SF; 1,650 SF; 4,000 SF SPACES

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	7,229	98,610	251,376
Avg. Household Income	\$104,155	\$108,861	\$127,408

- Small retail/office spaces for lease
- Located on the north side of Shawnee Mission Parkway between I-35 and Metcalf Avenue
- Shawnee Mission Parkway carries 36,000 cars per day
- Easily accessible to Interstate 35
- Exceptional visibility and signage to Shawnee Mission Parkway
- Parking ratio of 6.9/1,000 - updated exterior in 2002
- Curb cut directly off Shawnee Mission Parkway



CLICK HERE TO VIEW MORE
LISTING INFORMATION

For More Information Contact:

DAKOTA GRIZZLE | 816.412.7395 | dgrizzle@blockandco.com

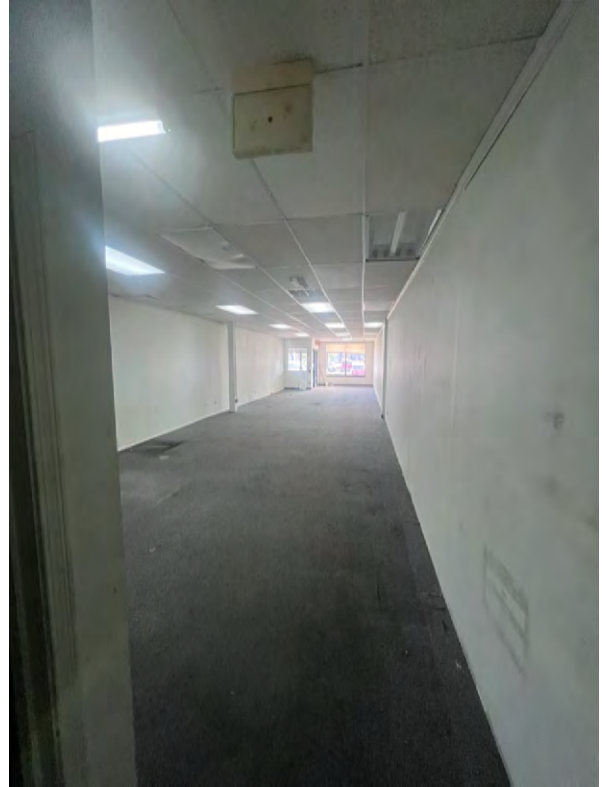
PAUL MASSALI | 816.412.7409 | pmassali@blockandco.com

Exclusive Agents

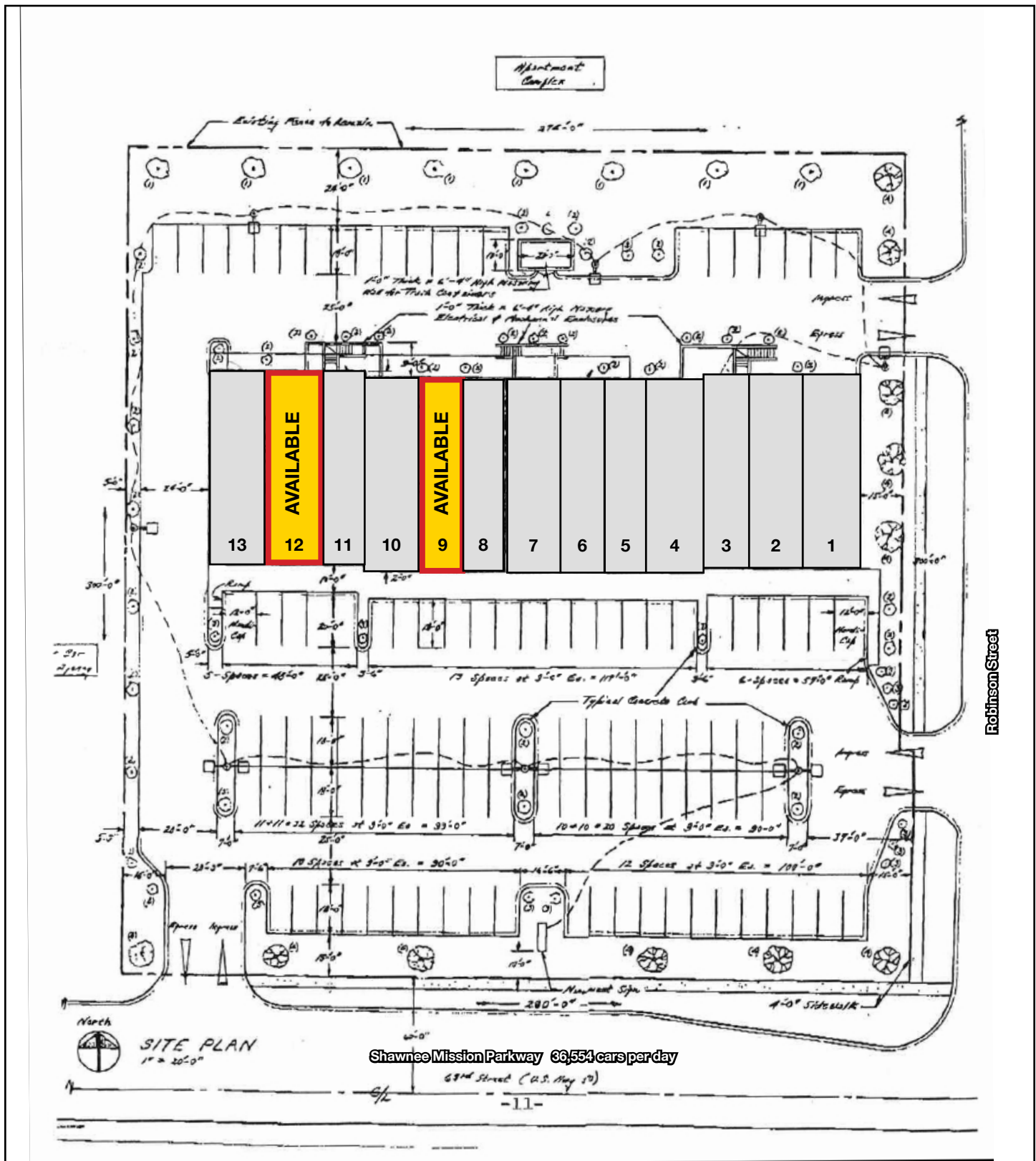
DRONE PHOTOS



VACANCY PHOTOS



SITE PLAN





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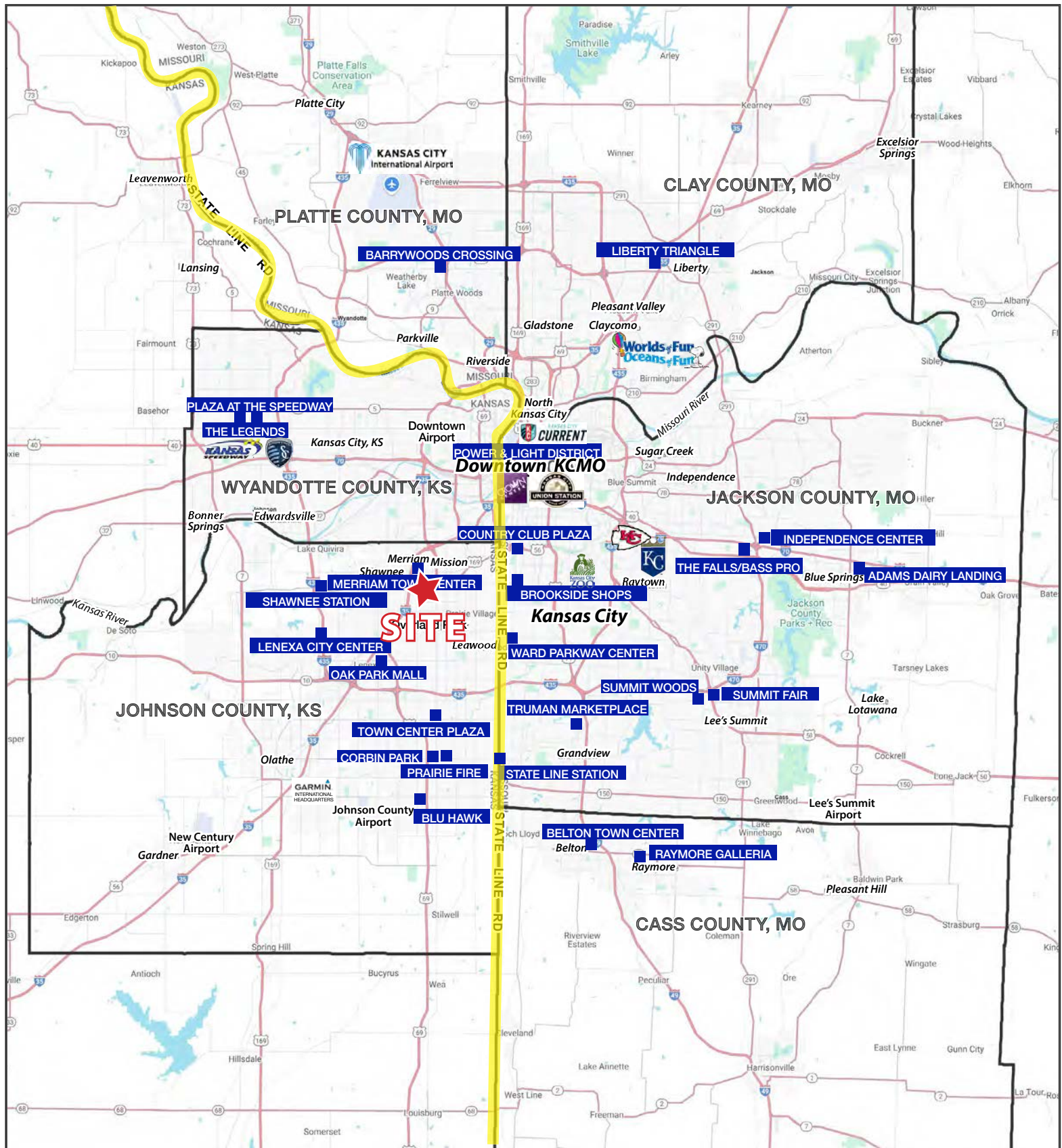
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AERIAL



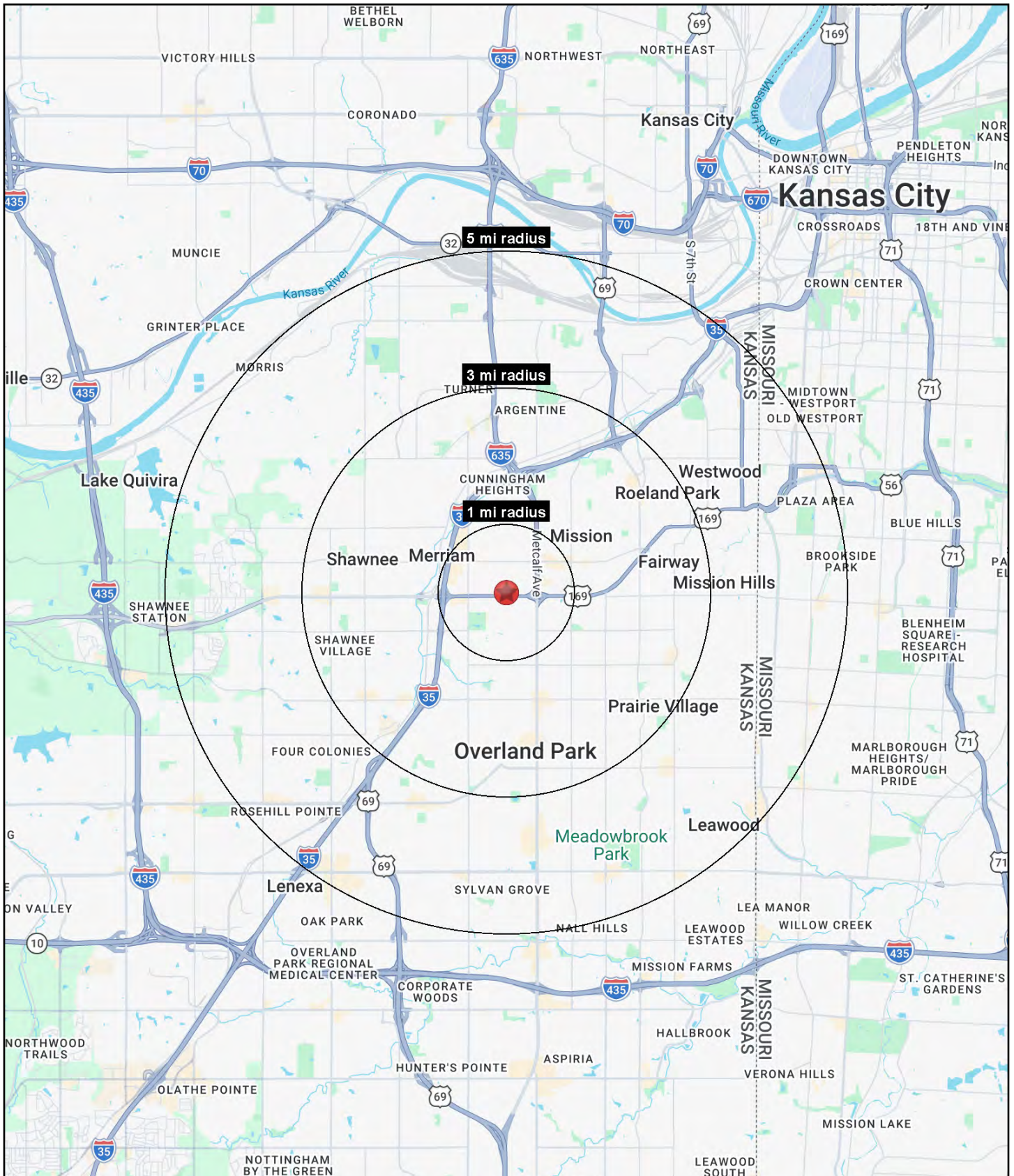
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7800 Shawnee Mission Pkwy Overland Park, KS 66202	1 mi radius	3 mi radius	5 mi radius
Population			
2025 Estimated Population	7,229	98,610	251,376
2030 Projected Population	7,018	96,837	248,132
2020 Census Population	7,380	97,630	249,010
2010 Census Population	7,327	95,401	241,330
Projected Annual Growth 2025 to 2030	-0.6%	-0.4%	-0.3%
Historical Annual Growth 2010 to 2025	-	0.2%	0.3%
2025 Median Age	36.9	36.7	38.1
Households			
2025 Estimated Households	3,449	45,325	113,062
2030 Projected Households	3,430	45,487	113,835
2020 Census Households	3,381	43,837	110,171
2010 Census Households	3,304	42,669	106,245
Projected Annual Growth 2025 to 2030	-0.1%	-	0.1%
Historical Annual Growth 2010 to 2025	0.3%	0.4%	0.4%
Race and Ethnicity			
2025 Estimated White	79.0%	76.0%	76.5%
2025 Estimated Black or African American	7.2%	6.4%	6.7%
2025 Estimated Asian or Pacific Islander	2.4%	3.2%	3.4%
2025 Estimated American Indian or Native Alaskan	0.3%	0.5%	0.5%
2025 Estimated Other Races	11.2%	13.9%	12.9%
2025 Estimated Hispanic	12.4%	15.4%	14.5%
Income			
2025 Estimated Average Household Income	\$104,155	\$108,861	\$127,408
2025 Estimated Median Household Income	\$89,261	\$89,245	\$99,173
2025 Estimated Per Capita Income	\$49,711	\$50,138	\$57,412
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	2.7%	2.6%	2.2%
2025 Estimated Some High School (Grade Level 9 to 11)	2.2%	3.5%	3.0%
2025 Estimated High School Graduate	14.9%	18.2%	17.0%
2025 Estimated Some College	23.5%	19.5%	17.6%
2025 Estimated Associates Degree Only	8.2%	8.7%	7.2%
2025 Estimated Bachelors Degree Only	29.9%	30.0%	32.0%
2025 Estimated Graduate Degree	18.6%	17.5%	21.1%
Business			
2025 Estimated Total Businesses	608	3,922	11,372
2025 Estimated Total Employees	10,964	45,135	117,588
2025 Estimated Employee Population per Business	18.0	11.5	10.3
2025 Estimated Residential Population per Business	11.9	25.1	22.1

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