

**Office Condominium For Sale**



**Shawnee West Condominium**

- 4,173 SF
- Reception, Conference, and Breakroom
- 36 Parking Spaces
- Commerical Highway District
- Immediate Occupancy
- Located at Shawnee Mission Parkway and Monticello Road
- Signage available above door

For more information:

Don Gessen, CCIM  
816.932.5574  
dgessen@blockllc.com

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## Specifications

Sale Price: Call For Pricing

Square Feet Available: 4,173 SF

Monthly Condo Fee: \$757.00

Taxes (2022): \$19,754.00

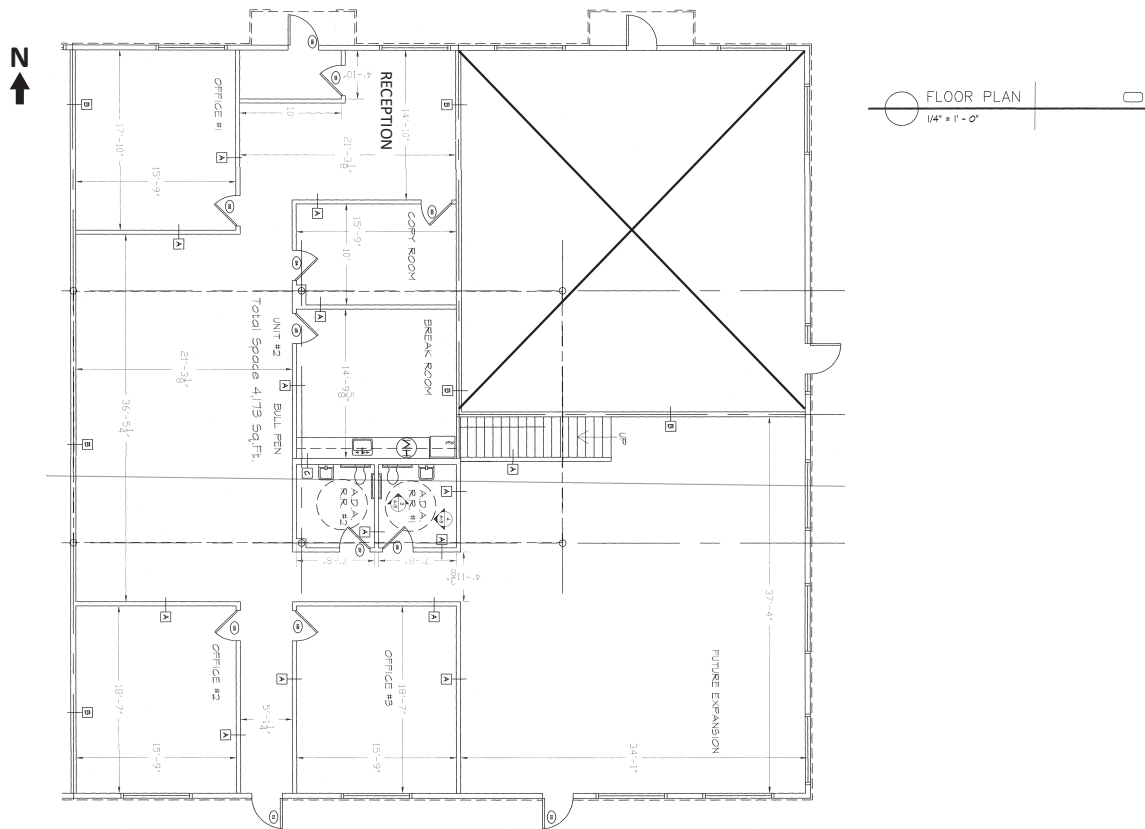
Parking: 36 Cars

Year Built: 2004

Construction Type: Wood Frame

Amenities: Kitchen, Lunchroom, and Conference room

Note: Ready For Occupancy



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## Demographics

Lat/Lon: 39.0075/-94.8361

21636 Midland Dr Shawnee, KS 66218	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2022 Estimated Population	5,724	31,256	82,683
2027 Projected Population	5,970	33,317	86,375
2020 Census Population	5,577	30,806	81,811
2010 Census Population	4,330	25,952	68,257
Projected Annual Growth 2022 to 2027	0.9%	1.3%	0.9%
Historical Annual Growth 2010 to 2022	2.7%	1.7%	1.8%
<b>Households</b>			
2022 Estimated Households	1,947	10,619	30,972
2027 Projected Households	2,086	11,637	32,994
2020 Census Households	1,882	10,414	30,502
2010 Census Households	1,452	8,681	24,862
Projected Annual Growth 2022 to 2027	1.4%	1.9%	1.3%
Historical Annual Growth 2010 to 2022	2.8%	1.9%	2.0%
<b>Age</b>			
2022 Est. Population Under 10 Years	17.0%	16.7%	14.1%
2022 Est. Population 10 to 19 Years	14.5%	14.8%	14.1%
2022 Est. Population 20 to 29 Years	9.1%	8.5%	11.0%
2022 Est. Population 30 to 44 Years	29.1%	27.2%	23.2%
2022 Est. Population 45 to 59 Years	17.2%	17.6%	19.6%
2022 Est. Population 60 to 74 Years	11.3%	12.5%	14.6%
2022 Est. Population 75 Years or Over	1.8%	2.8%	3.4%
2022 Est. Median Age	34.5	35.9	37.1
<b>Marital Status &amp; Gender</b>			
2022 Est. Male Population	50.2%	50.3%	49.8%
2022 Est. Female Population	49.8%	49.7%	50.2%
2022 Est. Never Married	19.8%	20.2%	24.3%
2022 Est. Now Married	74.2%	71.1%	64.2%
2022 Est. Separated or Divorced	5.7%	7.0%	8.6%
2022 Est. Widowed	0.4%	1.7%	2.9%
<b>Income</b>			
2022 Est. HH Income \$200,000 or More	28.1%	24.3%	19.5%
2022 Est. HH Income \$150,000 to \$199,999	14.9%	14.4%	11.7%
2022 Est. HH Income \$100,000 to \$149,999	23.0%	23.5%	22.3%
2022 Est. HH Income \$75,000 to \$99,999	11.8%	14.0%	14.3%
2022 Est. HH Income \$50,000 to \$74,999	15.7%	12.7%	14.4%
2022 Est. HH Income \$35,000 to \$49,999	1.2%	5.3%	6.9%
2022 Est. HH Income \$25,000 to \$34,999	-	1.9%	3.9%
2022 Est. HH Income \$15,000 to \$24,999	1.8%	1.9%	3.4%
2022 Est. HH Income Under \$15,000	3.6%	2.0%	3.5%
2022 Est. Average Household Income	\$121,736	\$141,212	\$128,244
2022 Est. Median Household Income	\$145,332	\$133,200	\$115,259
2022 Est. Per Capita Income	\$41,411	\$47,978	\$48,071
2022 Est. Total Businesses	201	745	2,087
2022 Est. Total Employees	2,063	7,607	25,588

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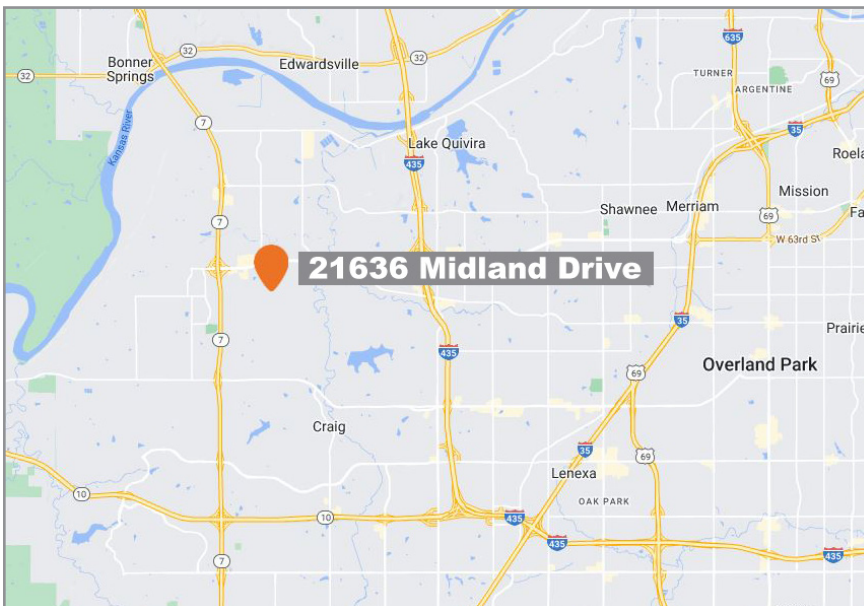
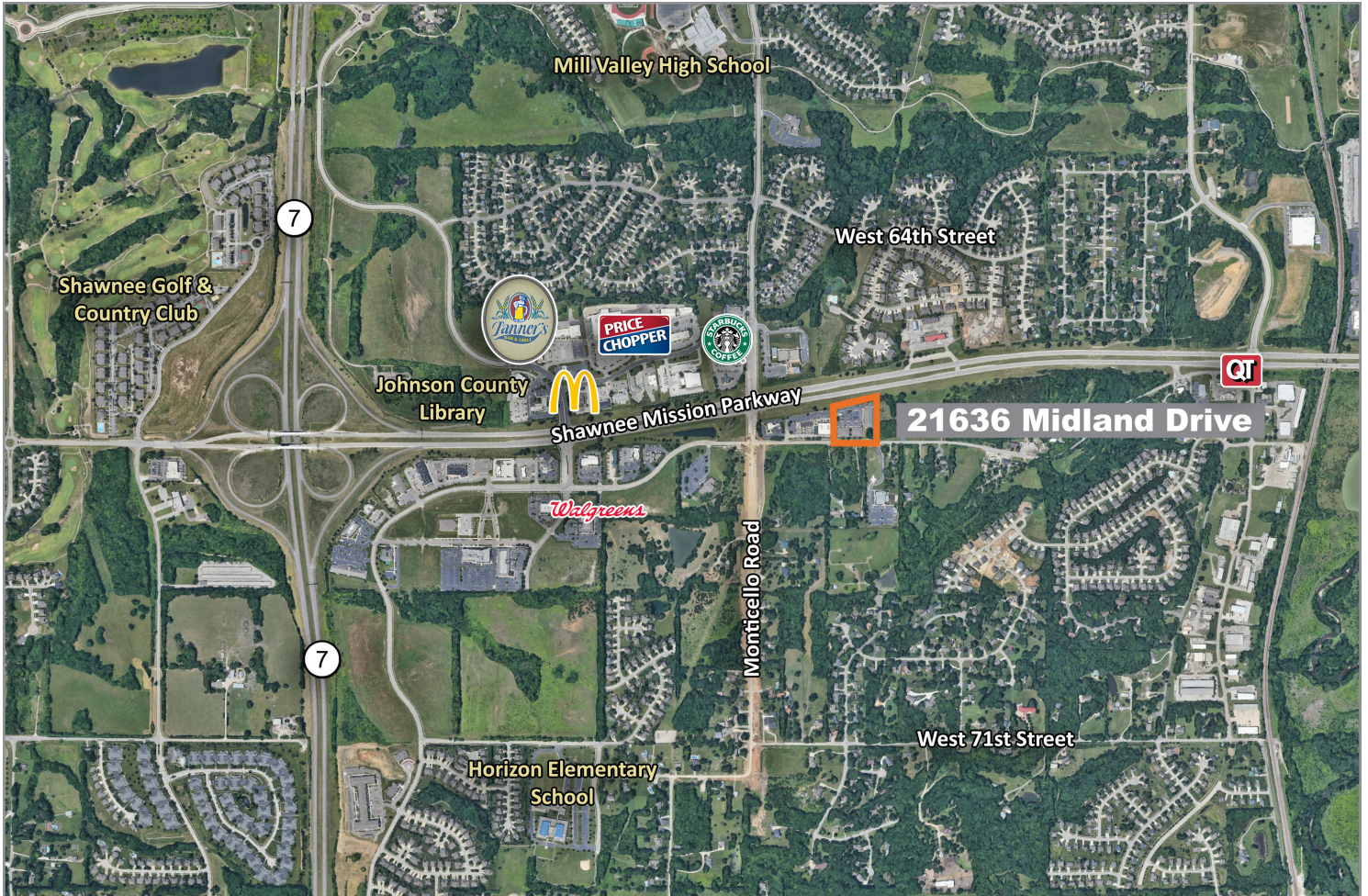
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REAL ESTATE SERVICES, LLC

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