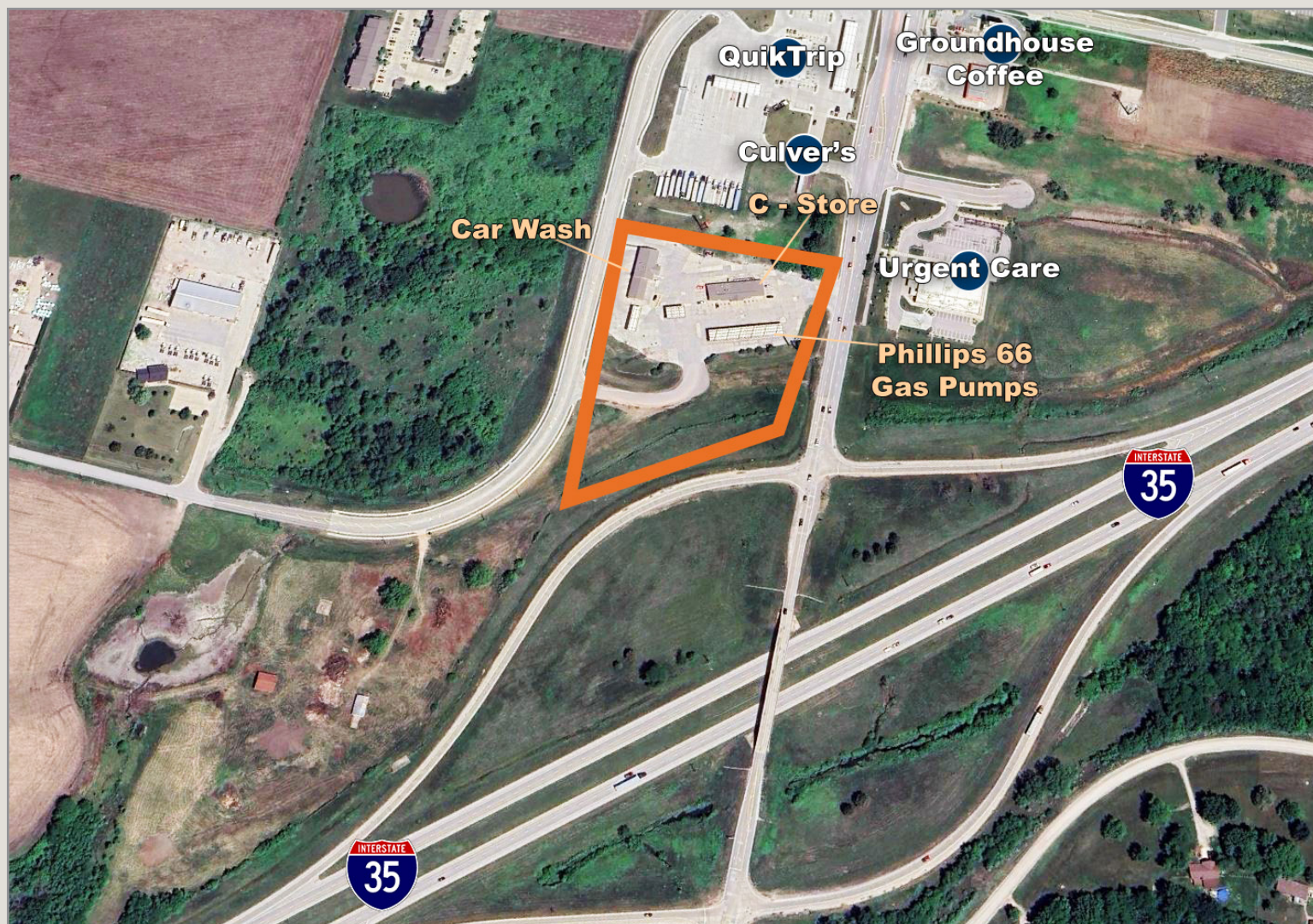


19000 S Gardner Rd

Gardner, Kansas, 66030

For Sale



Great Highway Access!

- +/-6 Acre Site
- Existing C-Store and Carwash (Will be Vacant Upon Closing)
- Excellent access to I-35 with visibility to 41,862 cars per day
- Neighboring Users include Quiktrip, Olathe Health, Culver's, Groundhouse Coffee, and more!
- Upcoming KDOT Improvements to the Gardner Road Interchange Will Cause the Gardner Road Entrance to Close

For more information:

Christian Wead
816.412.8472
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Michael R. Block, CPM
816.932.5549
mblock@blockllc.com

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Building Specifications

Property Size: +/-6 Acres

Zoning: C-3; Commercial

Year Built: 2001

Year Renovated: 2016

Gross Building Area: 5,089 SF

Flood Zone: Zone X

Parcel ID: CP78500000 0001

Utilities/Municipal Services: All available to site

Lease: Subway lease in place through 2/28/2025

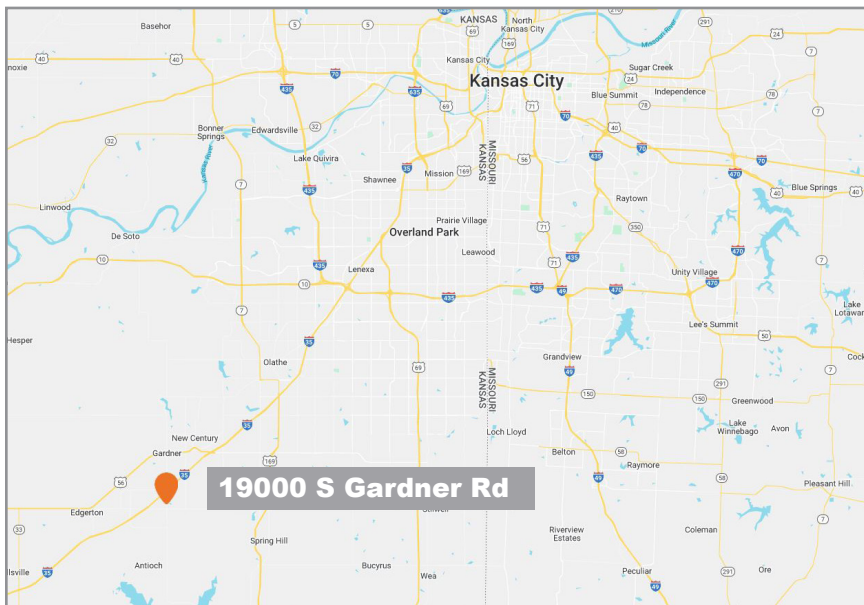
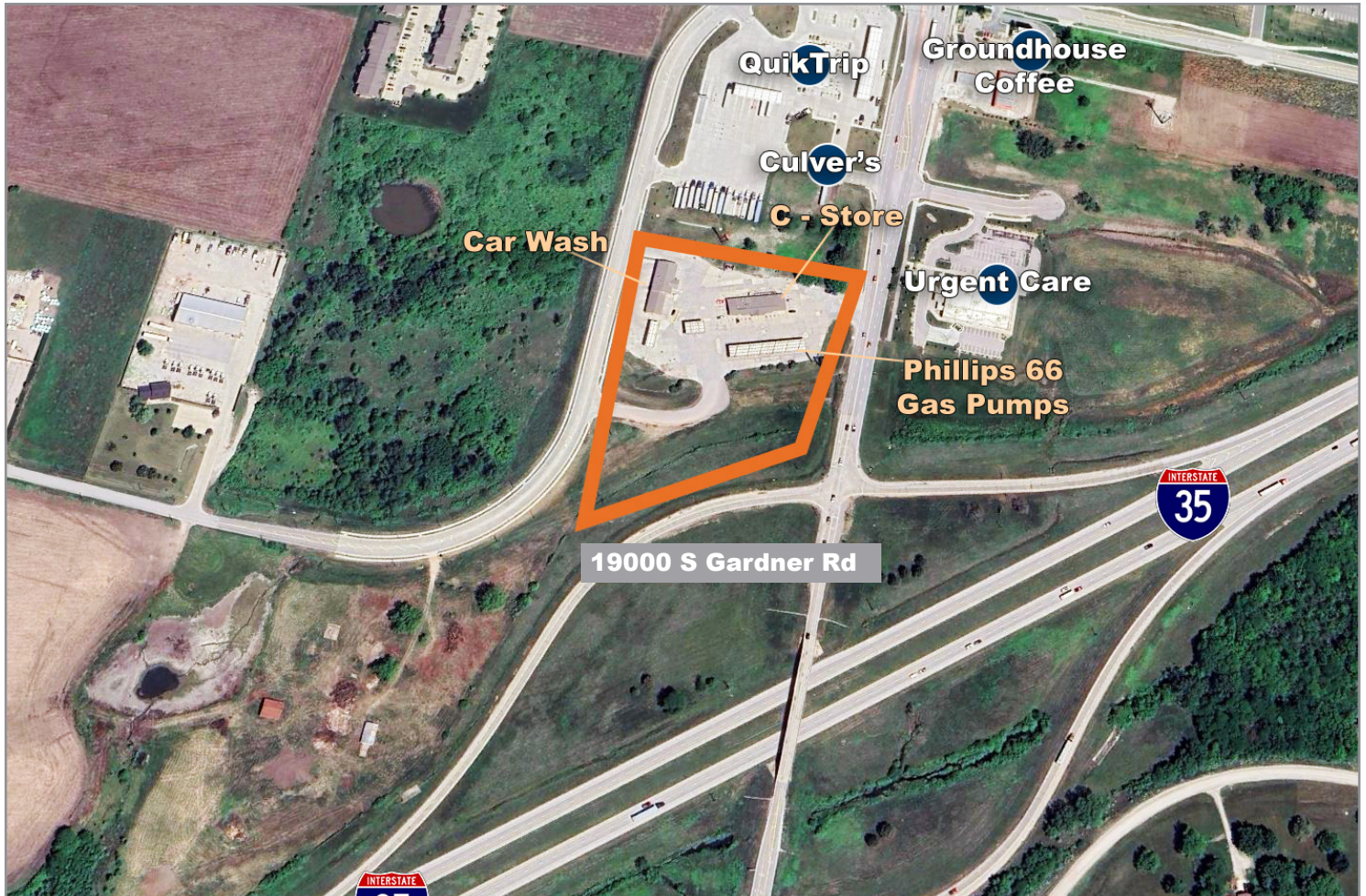
Parking: 25 surface parking spaces



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