

# FOR LEASE



## MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205



**THE LANES APARTMENTS**  
176 UNITS, COMPLETE 2024

**ADDITIONAL PARKING**

**SITE**

**+22,500 CPD**

**JOHNSON DR**

**NALL AVE**



### PROPERTY FEATURES

With spaces ranging from 917 up to 12,000 SF and Main Street District 2 (MS2) zoning, the iconic Mission Mart Shopping Center in downtown Mission, KS can accommodate a wide variety of tenants and uses. It has been home to many beloved tenants over the decades; Join The Peanut, Jimmy Johns, Campesino's Mexican Restaurant, Ovation Dance Academy, KC Maker Studio and many more.

Mission Mart is adjacent to the recently established Lanes Apartments, comprised of 176 Class-A residences in Phase 1 and 96 units in Phase 2, the Mission Mart Shopping Center stands as a beacon for potential growth and development. It's central metropolitan location provides convenience access to Downtown Kansas City, The Plaza and Overland Park, all within a 10-mile drive.

**CARY TAYLOR**  
ctaylor@Crossroads-KC.com  
M (312) 804-3822

**JOHN NOLAN**  
jnolan@Crossroads-KC.com  
M (913) 486-9129

Crossroads Real Estate Group  
O (816) 298-9998  
7227 Metcalf Avenue, Suite 201  
Overland Park, KS 66204



**CROSSROADS**  
REAL ESTATE GROUP

FOR LEASE



# MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205



DOWNTOWN MISSION

MISSION VALE  
NEW MULTI-FAMILY  
COMPLETE 2025

THE LANES  
APARTMENTS  
176 UNITS, COMPLETE 2024

SITE

UPS Store

T-Mobile

JOHNSON DR

+22,500 CPD

North

The information contained herein has been obtained through sources deemed reliable by Crossroads Real Estate Group, but cannot be guaranteed for its accuracy. We recommend to the buyer that any information, which is of special interest, should be obtained through independent verification. All measurements are approximate. Maps or aerial imagery may be sourced from Google and used in accordance with applicable terms of service for illustrative purposes only.

Crossroads Real Estate Group  
O (816) 298-9998  
7227 Metcalf Avenue, Suite 201  
Overland Park, KS 66204



**CROSSROADS**  
REAL ESTATE GROUP

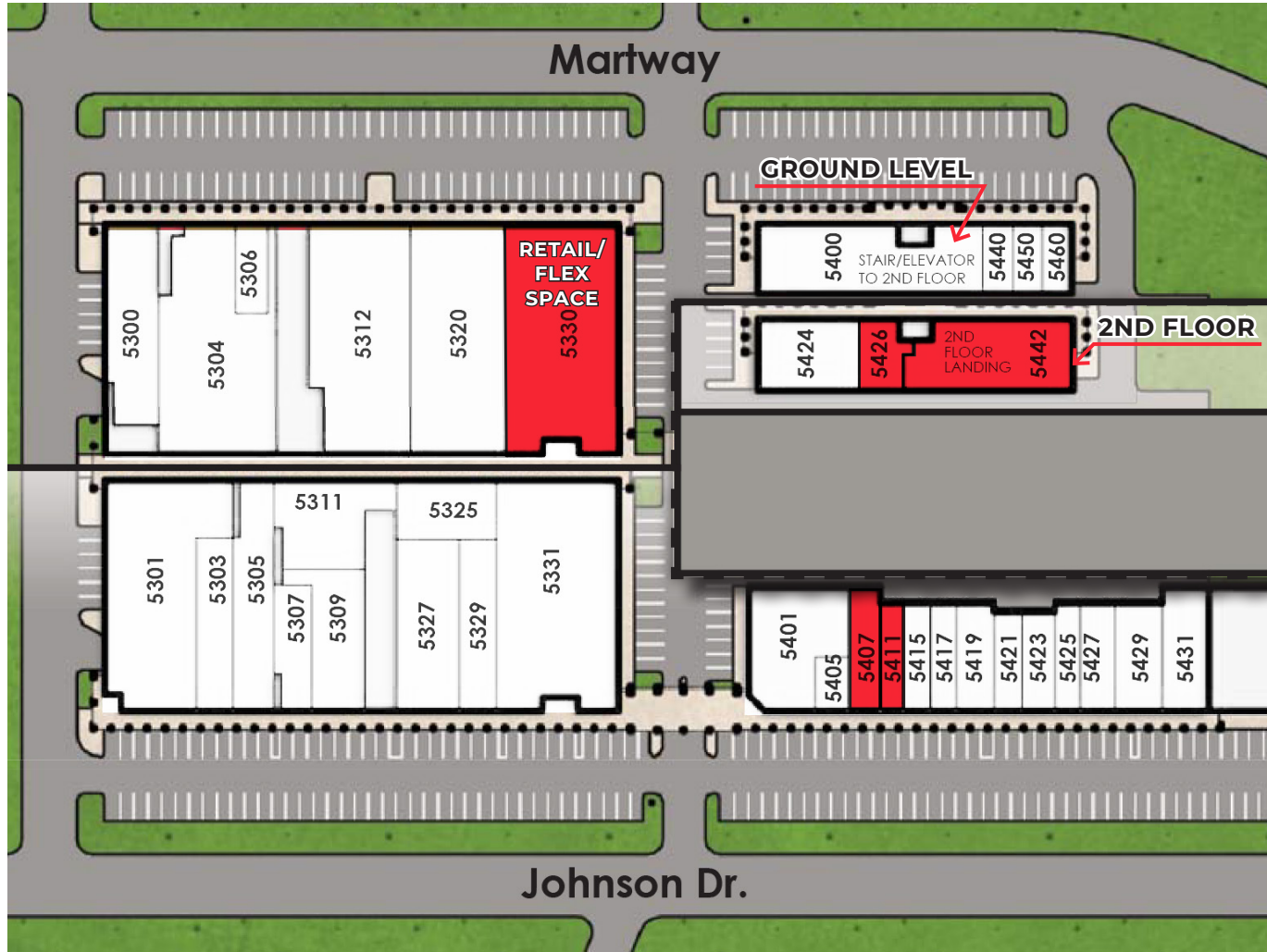
# FOR LEASE



## MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205

### SITE PLAN - AVAILABLE SPACES



SUITE	TENANT	SQ. FT.
5301	VICTOR'S KC	9,655
5303	VICTOR'S KC	2,821
5305	COSMO PROF	3,293
5307	JIMMY JOHNS	2,035
5309	H&R BLOCK	3,171
5311	OVATION DANCE ACADEMY	3,710
5325	OVATION DANCE ACADEMY	2,360
5327	BRICKS & MINIFIGS	4,945
5329	KINZI MEDITERRANEAN	1,880
5331	KC MAKER STUDIO QUILTING STORE	12,000
5401	CAMPESINO MEXICAN RESTAURANT	4,350
5405	CAMPESINO MEXICAN RESTAURANT	750
<b>5407</b>	<b>AVAILABLE 4/1/26</b>	<b>1,776</b>
<b>5411</b>	<b>AVAILABLE 4/1/26</b>	<b>917</b>
5415	LONGBOARDS WRAPS & BOWLS	1,375
5417	LOOK MED SPA	1,100
5419	US POST OFFICE	1,642
5421	ENLIGHTENED KC	840
5423	DUBDOB DESIGNS	1,250
5425	BASKIN ROBBINS	1,020
5427	CHILDREN'S THERAPY SERVICES	1,450
5429	CHILDREN'S THERAPY SERVICES	960
5431	TAO REFLEXOLOGY	2,500
5300	OVATION DANCE ACADEMY II	3,722
5304	CATHOLIC CHARITIES	9,500
5306	CATHOLIC CHARITIES	1,250
5312	DOLLAR GENERAL	7,500
5320	NOTES TO SELF	9,300
<b>5330</b>	<b>AVAILABLE IMMEDIATELY</b>	<b>12,000</b>
5400	THE PEANUT	6,600
5440	THE BLIND BROKER	960
5450	THE BLIND BROKER	960
5460	THE BLIND BROKER	960
5424	SWEAT LAB BY FUSION FITNESS	2,519
<b>5426</b>	<b>AVAILABLE IMMEDIATELY - 2ND FLOOR</b>	<b>2,100</b>
<b>5442</b>	<b>AVAILABLE IMMEDIATELY - 2ND FLOOR</b>	<b>4,904</b>
<b>TOTAL</b>		<b>28,626</b>

**CARY TAYLOR**  
 ctaylor@Crossroads-KC.com  
 M (312) 804-3822

**JOHN NOLAN**  
 jnolan@Crossroads-KC.com  
 M (913) 486-9129

Crossroads Real Estate Group  
 O (816) 298-9998  
 7227 Metcalf Avenue, Suite 201  
 Overland Park, KS 66204



**CROSSROADS**  
 REAL ESTATE GROUP

FOR LEASE



# MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205

PARKING  
AERIAL  
310+ SPACES



PARKING LOT ADJACENT  
TO THE LANES IS  
MISSION MART PARKING

The information contained herein has been obtained through sources deemed reliable by Crossroads Real Estate Group, but cannot be guaranteed for its accuracy. We recommend to the buyer that any information, which is of special interest, should be obtained through independent verification. All measurements are approximate. Maps or aerial imagery may be sourced from Google and used in accordance with applicable terms of service for illustrative purposes only.

Crossroads Real Estate Group  
O (816) 298-9998  
7227 Metcalf Avenue, Suite 201  
Overland Park, KS 66204



**CROSSROADS**  
REAL ESTATE GROUP

FOR LEASE



## MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205

### MARKET OVERVIEW

Mission is located in Johnson County, KS and is a part of the Kansas City Metropolitan area. The 2020 census counted 9,954 people, 5,295 households, and 2,240 families in the city, an increase of 6.8% from the 2010 census. The city has a total area of 2.68 square miles. The 2022 median household income was \$78,915 and the median property value was \$248,600.



**CARY TAYLOR**  
ctaylor@Crossroads-KC.com  
M (312) 804-3822

**JOHN NOLAN**  
jnolan@Crossroads-KC.com  
M (913) 486-9129

Crossroads Real Estate Group  
O (816) 298-9998  
7227 Metcalf Avenue, Suite 201  
Overland Park, KS 66204



**CROSSROADS**  
REAL ESTATE GROUP

# FOR LEASE



## MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205

### DEMOGRAPHICS

#### Mission Mart Shopping Center

5301-5431 Johnson Dr

129,313 SF Neighborhood Center

Mission, KS 66205 – NE Johnson County Submarket



Population	1 Mile	3 Miles	5 Miles	10 Miles	15 Min. Drive
Population	11,322	91,174	263,836	747,519	487,370
5 Yr Growth	0.9%	0.4%	0.6%	1.0%	2.6%
Median Age	42	39	39	38	39
5 Yr Forecast	43	41	41	40	40
White / Black / Hispanic	93% / 2% / 7%	89% / 5% / 14%	79% / 14% / 15%	69% / 23% / 16%	70% / 22% / 15%
5 Yr Forecast	93% / 2% / 7%	89% / 5% / 14%	79% / 14% / 15%	68% / 23% / 16%	70% / 22% / 15%
Employment	10,529	47,850	185,720	601,331	260,372
Buying Power	\$476.7M	\$3.3B	\$8.2B	\$19.8B	\$14.3B
5 Yr Growth	2.0%	1.9%	2.2%	2.8%	5.0%
College Graduates	57.6%	51.6%	44.6%	37.2%	48.0%
<b>Household</b>					
Households	5,454	41,492	119,128	316,066	211,707
5 Yr Growth	0.8%	0.4%	0.7%	1.1%	2.7%
Median Household Income	\$87,404	\$80,463	\$68,460	\$62,597	\$67,765
5 Yr Forecast	\$88,404	\$81,693	\$69,501	\$63,627	\$69,315
Average Household Income	\$104,250	\$104,480	\$90,998	\$85,662	\$92,491
5 Yr Forecast	\$105,606	\$105,779	\$92,196	\$86,873	\$94,288
% High Income (>\$75K)	62%	54%	45%	42%	45%
<b>Housing</b>					
Median Home Value	\$253,929	\$267,237	\$236,456	\$210,791	\$267,795
Median Year Built	1955	1956	1957	1965	1962
Owner / Renter Occupied	78% / 22%	67% / 33%	58% / 42%	56% / 44%	58% / 42%



The information contained herein has been obtained through sources deemed reliable by Crossroads Real Estate Group, but cannot be guaranteed for its accuracy. We recommend to the buyer that any information, which is of special interest, should be obtained through independent verification. All measurements are approximate. Maps or aerial imagery may be sourced from Google and used in accordance with applicable terms of service for illustrative purposes only.

Crossroads Real Estate Group  
 O (816) 298-9998  
 7227 Metcalf Avenue, Suite 201  
 Overland Park, KS 66204



**CROSSROADS**  
 REAL ESTATE GROUP

FOR LEASE



# MISSION MART RETAIL/FLEX/STORAGE SPACE

5301-5431 Johnson Drive | Mission, KS 66205



**CARY TAYLOR**  
ctaylor@Crossroads-KC.com  
M (312) 804-3822

**JOHN NOLAN**  
jnolan@Crossroads-KC.com  
M (913) 486-9129

Crossroads Real Estate Group  
O (816) 298-9998  
7227 Metcalf Avenue, Suite 201  
Overland Park, KS 66204



**CROSSROADS**  
REAL ESTATE GROUP