



**SITE AND BUILDING DATA**

SITE AREA	MAIN PARCEL	± 11.17 ACRES
	OUTLOT 3	± 0.37 ACRES
TOTAL		± 11.54 ACRES

BUILDING AREA	- MAIN FLOOR LEASEABLE AREA	102,414 S.F.
	- BASEMENT LEASEABLE AREA	11,132 S.F.
	- TOTAL GROSS LEASEABLE AREA	113,546 S.F.

PARKING	SPACES	RATIO PROVIDED
	512 SPACES TOTAL	4.51/1,000 S.F.

**TENANT ROSTER**

APPROX. DIM.	ROOM NO.	ADDRESS	TENANT	S.F.
130.0' x 114.0'	ANCHOR 1		WALGREENS	14,820 S.F.
69.7' x 100.0'	ANCHOR 2	8707 W. 95TH	JOHNNY'S TAVERN	7,019 S.F.
39.3' x 95.2'	A-1	9600-9610 ANTIOCH	HAPPY PAWZ	3,283 S.F.
101.1' x 44.3'	A-4	9620-9630 ANTIOCH	CHEROKEE ANIMAL	4,245 S.F.
41.25' x 87.0'	B-2	9528 ANTIOCH	BROOKRIDGE DENTISTRY	3,592 S.F.
13.75' x 87.0'	B-3	9532 ANTIOCH	AVAILABLE	1,628 S.F.
24.0' x 87.0'	B-5	9536 ANTIOCH	CHINA ROSE CHINESE RESTAURANT	1,646 S.F.
15.4' x 87.0'	B-6	9540 ANTIOCH	ATHLETICO PHYSICAL THERAPY	2,690 S.F.
15.4' x 87.0'	B-7	9544 ANTIOCH	BELTONE HEARING	1,410 S.F.
16.2' x 87.0'	B-8	9548 ANTIOCH	KC DIGITAL WATCH	1,262 S.F.
15.5' x 87.0'	B-9	9552 ANTIOCH	LITTLE CAESARS	2,173 S.F.
20.0' x 60.1'	C-1	8925 W. 95TH	GREAT CLIPS	1,235 S.F.
20.0' x 54.1'	C-2			
20.0' x 54.1'	C-3	8921 W. 95TH	FUZZY'S TACO SHOP	3,143 S.F.
20.0' x 54.1'	C-4			
20.0' x 54.1'	C-5	8909 W. 95TH	AVAILABLE	1,100 S.F.
15.2' x 60.1'	C-6			
21.33' x 51.5'	C-7	8905 W. 95TH	GOLF-TEC	2,946 S.F.
38.0' x 80.2'	C-8	8901 W. 95TH	H&R BLOCK	2,550 S.F.
10.0' x 80.2'	C-9	8857-8871 W. 95TH	SPINEALIGN	648 S.F.
25.0' x 39.4'	C-10	8849 W. 95TH	EUROPEAN DELIGHTS	2,480 S.F.
22.0' x 49.1'	C-11			
20.0' x 58.0'	C-12	8833 - 41 W. 95TH	TIGER- ROCK MARTIAL ARTS	2,731 S.F. (2,440 RSF)
25.0' x 69.1'	C-13			
40.0' x 86.9'	C-14	8819 W. 95TH	AVAILABLE	2,102 S.F.
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20.5' x 94.1'	C-17	8815 W. 95TH	ANYTIME FITNESS	6,536 S.F. (6,052 RSF)
57.5' x 120.4'	C-19	8809 W. 95TH	NOYCE FAMILY EYE CARE	4,000 S.F.
20.0' x 100.0'	C-20	8801 W. 95TH	LONGBOARDS WRAPS & BOWLS	2,000 S.F.
20.0' x 100.0'	C-21	8777 W. 95TH	PAUL MITCHELL SCHOOL	13,500 S.F.
20.5' x 100.0'	C-22	8775 W. 95TH	AVAILABLE	1,123 S.F.
108.0' x 126.2'	MU-1	8723-8755 W. 95TH	DR. HOLLY XU DENTISTRY	976 S.F.
41.0' x 27.91'	ML-1	8771 W. 95TH, SUITE 106	VALLEY VIEW DANCE STUDIO	5,898 S.F.
43.9' x 27.0'	ML-2	8771 W. 95TH, SUITE 100	SUPERCUTS	1,200 S.F.
67.0' x 59.9'	ML-3	8771 W. 95TH	AVAILABLE	1,123 S.F.
38.6' x 67.7'	ML-4	8771 W. 95TH, SUITE 102	AVAILABLE	1,597 S.F.
29.58' x 41.58'	ML-5	8771 W. 95TH, SUITE 104	AVAILABLE	1,626 S.F.
41.0' x 27.91'	ML-6	8771 W. 95TH, SUITE 105	AVAILABLE	1,626 S.F.
80.0' x 19.9'	D-1		AVAILABLE	1,626 S.F.
80.0' x 20.3'	D-2		SWEET D NAILS	1,444 S.F.
80.0' x 20.3'	D-3		TROPICAL SMOOTHIE CAFE	1,689 S.F.
80.0' x 20.3'	D-4		JIMMY JOHN'S	1,428 S.F.
80.0' x 20.3'	D-5		STARBUCKS	1,985 S.F.
80.0' x 19.9'	D-6			
24.4' x 56.6'	OUTLOT 2	8937 W. 95TH		
	OUTLOT 3			
			TOTAL G.L.A.	112,080 S.F.

TRI - LAND PROPERTIES, INC.  
DEVELOPMENT - MANAGEMENT - LEASING

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LEASE PLAN LP-9.27 SEPTEMBER 27, 2022

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CHEROKEE SOUTH PLAZA (800) 441-7032

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OVERLAND PARK, KANSAS 01.19.23 MS

# CHEROKEE SOUTH PLAZA

