



**Thom Knowles**  
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## Property Client Full

**104 E Poplar Street, Olathe, KS 66061**

MLS#: **2557655** Status: **Active**

County: **Johnson, KS**

L Price: **\$400,000**

**Commercial**

Area: **330 - N=I-435;S=135th;E=Pflumm;W=Moonlight Rd**



Type: **Office**  
 Use: **Child Care, Medical Service, Office**  
 Tot SF: **2,500** # Stories: **3** Zone: **CP-O**  
 Min SF: Max SF: Brk ID: **KCH 01**  
 Lsz: **7,038 - Square Feet** Agt ID: **KOLICHMI**  
 Name:  
 L/S: **Sale**  
 Age: **101 Years/More** Yr Blt: **1900**  
 Legal: **104 E Poplar St, - OLATHE S 88' LT 16 BLK 30 OLC 605 - DP52000030 0016B 104 E Poplar St #6 - OLATHE S 88' W 25.5' LT 15 BLK 30 OLC 604 -DP52000030 0015B**

### General Information

Leased: **No** Curr Lse: Grs Inc: Flood: Cap Rt:  
 Op Exp: Net Inc:  
 Road: **City Street** Occupy: **Other**  
 Parking: **1 Common Park Lot, On Street, Parking Lot, Paved Area** Location: **Business District, Residential District**  
 Utilities: **220v Service** City Limits: Streets: **Public Maint**  
 Interior: **Living Quarters, Private Restroom, Public Restroom**  
 Exterior:  
 Security:  
 Accessibility: **Accessible Bathroom, Accessible Entrance**  
 Maint Pr:  
 Ceiling Height:

### Remarks & Directions

**Live/Work 104 E Poplar Olathe KS Do you currently own/operate a "work live" office/business? Would you like to relocate? Or, open a 2nd location? Look no further for your "Live/work entrepreneurial opportunity location! The property s allowed use as upper level residences in conjunction with a City of Olathe approved ground level Office/Business use. This property is located in a Commercial-Office Transitional Zoning Area, across the street from the new Johnson County Courthouse and the City of Olathe City Hall. 108 E Poplar also for sale as a package deal with 108 E Poplar - see MLS# 2552449**

Directions: **From the I-35 & Santa Fe Street exit go West to Chestnut Street in downtown Olathe, Ks or from the 7 Highway & Santa Fe Street intersection go East to Chestnut Street in downtown Olathe, Ks. Turn North on Chestnut Street and go one block to Poplar Street. Go West on Poplar Street to 108 and 104 E. Poplar. The two homes will be on your right and directly across the street from the new Johnson County Courthouse. There is alley-way access from both Chestnut Street and Cherry Street to paved, off-street parking behind the 108 property. This parking is private.**

### Business Information

Net Ch:	<u>Industrial</u>	X Stop:	<u>Office</u>	Net Ch:	<u>Retail</u>	Business:	<u>Business Opp</u>
Ofc SF:	<b>2,500</b>	Bs Yr:		Allow:			<b>Child Care, Profession Service</b>
Whs SF:		U-R:	<b>Rentable</b>			Includes:	<b>Real Estate</b>
Clr Ht:	<b>9</b>	Allow:				# Empl:	
#Drv In:	<b>0</b>					Open:	
#Dock:	<b>0</b>						
Dock Type:							
Dr Ht:							
Rail:							
Allow:							

### Financial Information

Will Sell: **Cash, Conventional, Other** HOA: **/**  
 Tax: **\$2,754** Spc Tax: **\$0** Total Tax: **\$2,754** Tax Comm:



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featuring a covered porch



104 E Poplar St



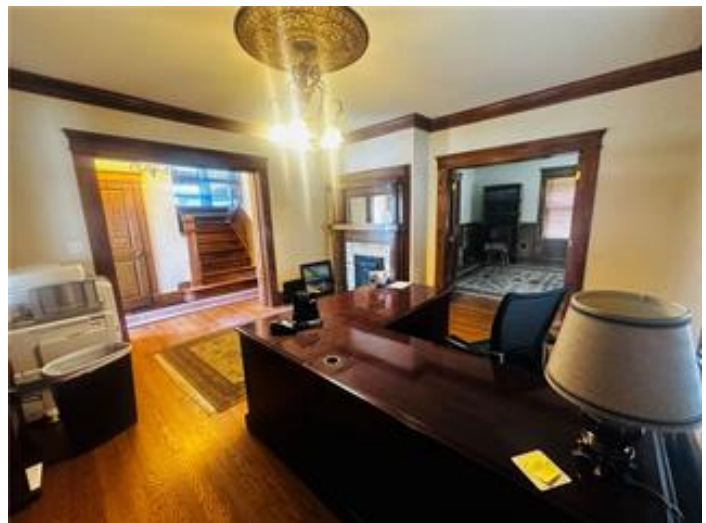
104 E Poplar St



1st floor



1st floor



1st floor

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1st floor



1st floor



1st floor office / conference room



1st floor



1st floor Conference room



1st floor Conference room

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1st floor stairs up



1st floor



2st floor



2st floor



2st floor



1st floor

104 E Poplar Street, Olathe, KS 66061

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2nd floor



3rd floor



3rd floor



3rd floor



Rear of building