

# 300 CROSS ST. BURLINGTON, KANSAS






**FOR SALE OR LEASE • 2.2 AC and 31,111 SF Available**

## Property Highlights

- 31,111 SF Former Department Store on 2.2 Acres
- 90 parking spaces
- Just east of busy intersection with traffic light
- Additional building tenant includes Hoover's Thriftway grocery store. Nearby retailers include Dairy Queen, Dollar General and Sonic Drive-In
- Burlington is located approximately 1.5 hours southwest of Kansas City and 1 hour south of Topeka
- Traffic Counts:  
4,980 VPD on Hwy 75

## Area Demographics

	 Population	 Households	 Average HHI
<b>5</b> miles	3,589	1,507	\$68,926
<b>10</b> miles	4,789	1,986	\$73,065
<b>20</b> miles	11,710	4,815	\$71,425

### Broker contact information:

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DOLLAR GENERAL



# SITE

BURLINGTON HIGH SCHOOL



MI VERACRUZ RESTAURANT



BURLINGTON PLACE APARTMENTS

CROSS ST



COFFEE COUNTY HOSPITAL

KENNEBEC ST



NEOSHO ST

N 4TH ST

11TH LN



BURLINGTON CITY HALL

