

PLAZA WEST

PAD SITES AVAILABLE

Anderson Avenue & Seth Child Road
Manhattan, Kansas



SITE SUMMARY

- Pad Sites Available for Ground Lease
- Great Infill Location - West Side of Manhattan
- Close Proximity to Kansas State University with Over 20,000 Students and Fort Riley with Approximately 15,000 Active-duty Service Members
- High Traffic with Great Access and Visibility

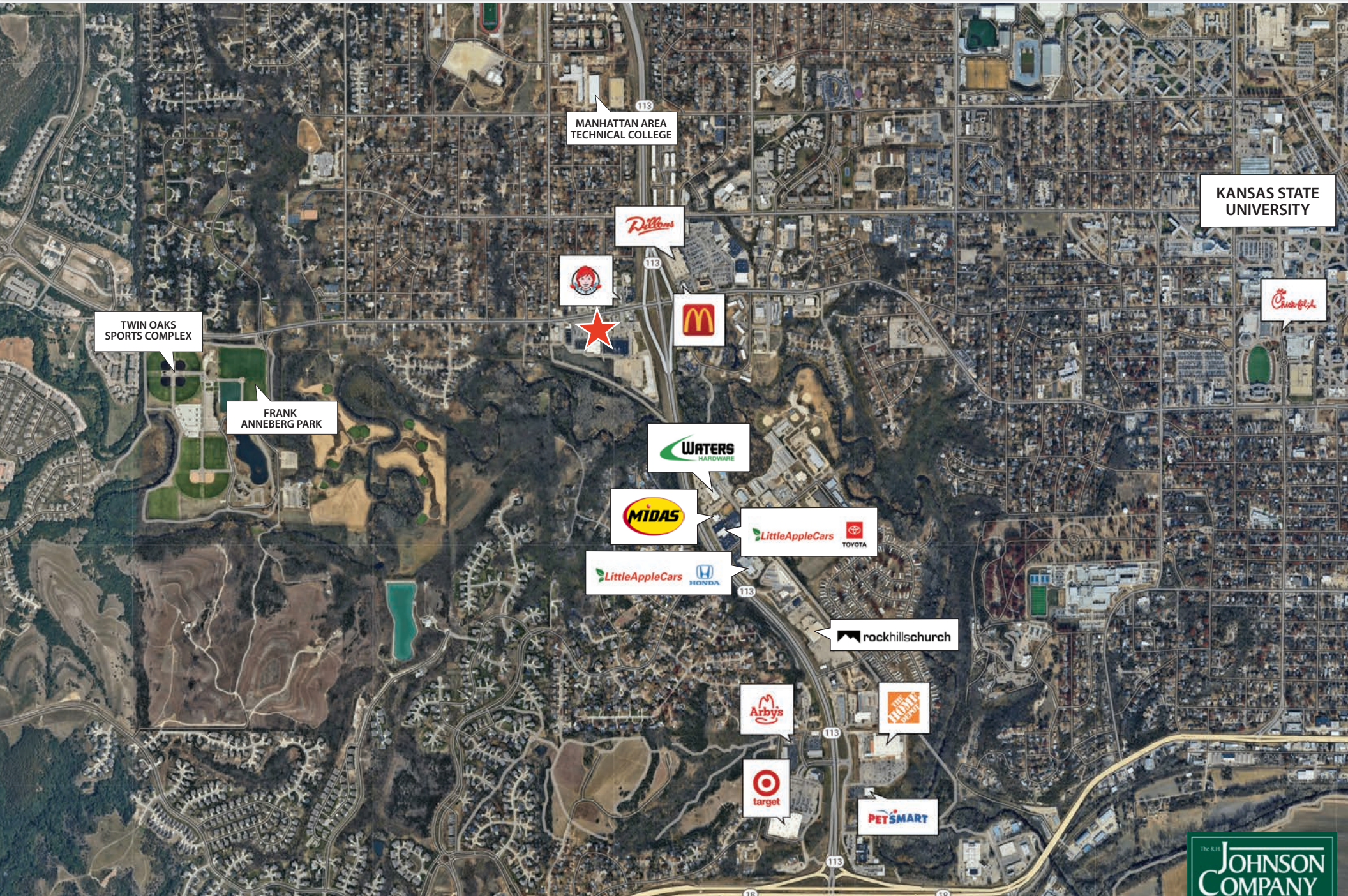


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MANHATTAN AREA
TECHNICAL COLLEGE

KANSAS STATE
UNIVERSITY

TWIN OAKS
SPORTS COMPLEX

FRANK
ANNEBERG PARK



Summary Profile

2010-2020 Census, 2024 Estimates with 2029 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 39.1881/-96.6137

3007 Anderson Ave. Manhattan, KS 66503	1 mi radius	3 mi radius	5 mi radius
Population			
2024 Estimated Population	8,197	48,461	56,980
2029 Projected Population	7,901	47,397	55,677
2020 Census Population	8,029	48,322	56,885
2010 Census Population	8,098	47,367	55,114
Projected Annual Growth 2024 to 2029	-0.7%	-0.4%	-0.5%
Historical Annual Growth 2010 to 2024	-	0.2%	0.2%
2024 Median Age	30.8	28.3	28.7
Households			
2024 Estimated Households	3,643	19,465	23,241
2029 Projected Households	3,688	19,924	23,779
2020 Census Households	3,585	18,887	22,541
2010 Census Households	3,475	17,992	21,133
Projected Annual Growth 2024 to 2029	0.2%	0.5%	0.5%
Historical Annual Growth 2010 to 2024	0.3%	0.6%	0.7%
Race and Ethnicity			
2024 Estimated White	80.2%	79.7%	79.7%
2024 Estimated Black or African American	5.2%	5.9%	6.0%
2024 Estimated Asian or Pacific Islander	5.1%	5.6%	5.1%
2024 Estimated American Indian or Native Alaskan	0.4%	0.4%	0.4%
2024 Estimated Other Races	9.2%	8.5%	8.8%
2024 Estimated Hispanic	8.6%	7.8%	8.1%
Income			
2024 Estimated Average Household Income	\$96,339	\$88,075	\$85,352
2024 Estimated Median Household Income	\$73,347	\$66,987	\$65,484
2024 Estimated Per Capita Income	\$42,984	\$36,285	\$35,602
Education (Age 25+)			
2024 Estimated Elementary (Grade Level 0 to 8)	0.7%	1.6%	1.8%
2024 Estimated Some High School (Grade Level 9 to 11)	3.3%	2.7%	3.2%
2024 Estimated High School Graduate	13.1%	12.8%	14.3%
2024 Estimated Some College	18.2%	20.6%	21.5%
2024 Estimated Associates Degree Only	7.5%	7.3%	7.8%
2024 Estimated Bachelors Degree Only	31.8%	29.0%	27.6%
2024 Estimated Graduate Degree	25.5%	26.1%	23.7%
Business			
2024 Estimated Total Businesses	372	1,491	1,856
2024 Estimated Total Employees	3,767	17,318	23,856
2024 Estimated Employee Population per Business	10.1	11.6	12.9
2024 Estimated Residential Population per Business	22.0	32.5	30.7

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