

RUBENSTEIN REAL ESTATE
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KANSAS CITY MSMA, MO



PARK UNIVERSITY
11,500 STUDENTS



CITY HALL

PUBLIC
LIBRARY

MISSOURI 9 ($\pm 10,193$ VPD)



TOM WATSON PARKWAY ($\pm 16,961$ VPD)



NICK & JAKE'S
REAL FOOD. REAL FUN.

EYE CENTER
OF PARKVILLE

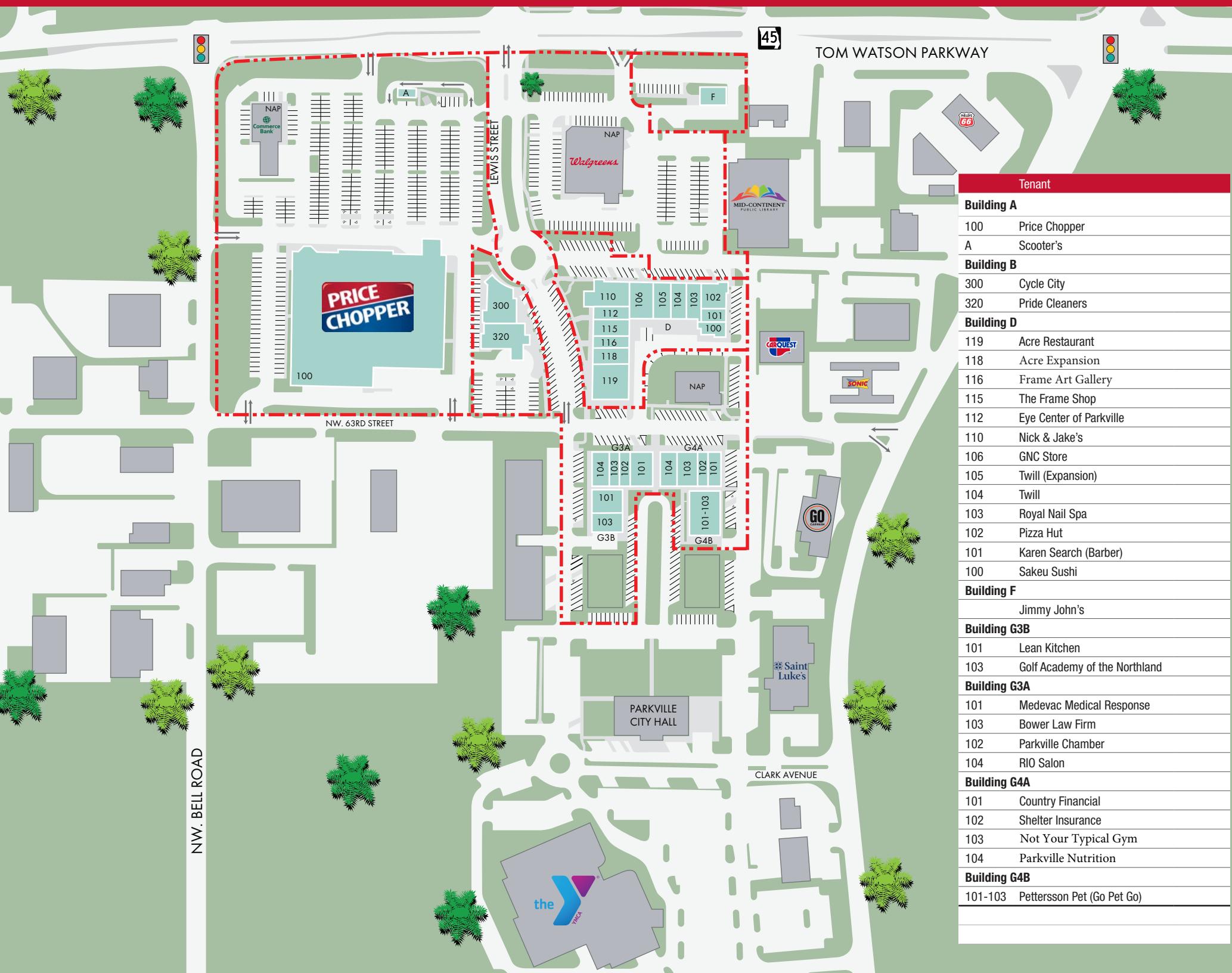
Walgreens

ACRE



CYCLE CITY
Pride
CLEANERS









AREA OVERVIEW

9107 MO-45
PARKVILLE, MO 64152

POPULATION

	1 MILE	3 MILES	5 MILES
2021 Estimated Population	5,195	44,149	94,464
Population 5 Years Forecast	5,612	48,655	103,645
Population 10 Years Forecast	6,072	53,143	112,712
Average Age	42	41	40

HOUSEHOLDS

	2,107	17,655	38,413
Households 5 Years Forecast	2,278	19,486	42,232
Households 10 Years Forecast	2,470	21,307	45,997

INCOME

Household Average Income	\$155,878	\$112,562	\$97,307
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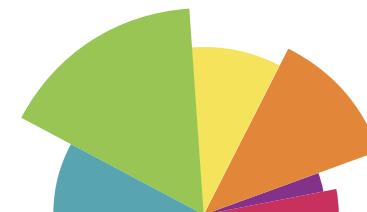
BUSINESS

Total Businesses	327	1,131	2,047
Total Employees	3,503	13,347	36,455

TOP EMPLOYERS



HOUSEHOLD EXPENDITURES



Apparel	6%
Entertainment, Hobbies & Pets	16%
Food & Alcohol	27%
Household	15%
Transportation & Maintenance	25%
Health	6%
Education & Daycare	7%

HOUSING MARKET

\$525,450
MEDIAN LIST PRICE

\$546,900
MEDIAN SALE PRICE

9 miles to Kansas City



13 miles to Kansas City International Airport



13 miles to Kansas City University



AREA FACT FILE

1.5% Population growth since 2000

5.9% Home appreciation in the last 10 years

38 Median Age

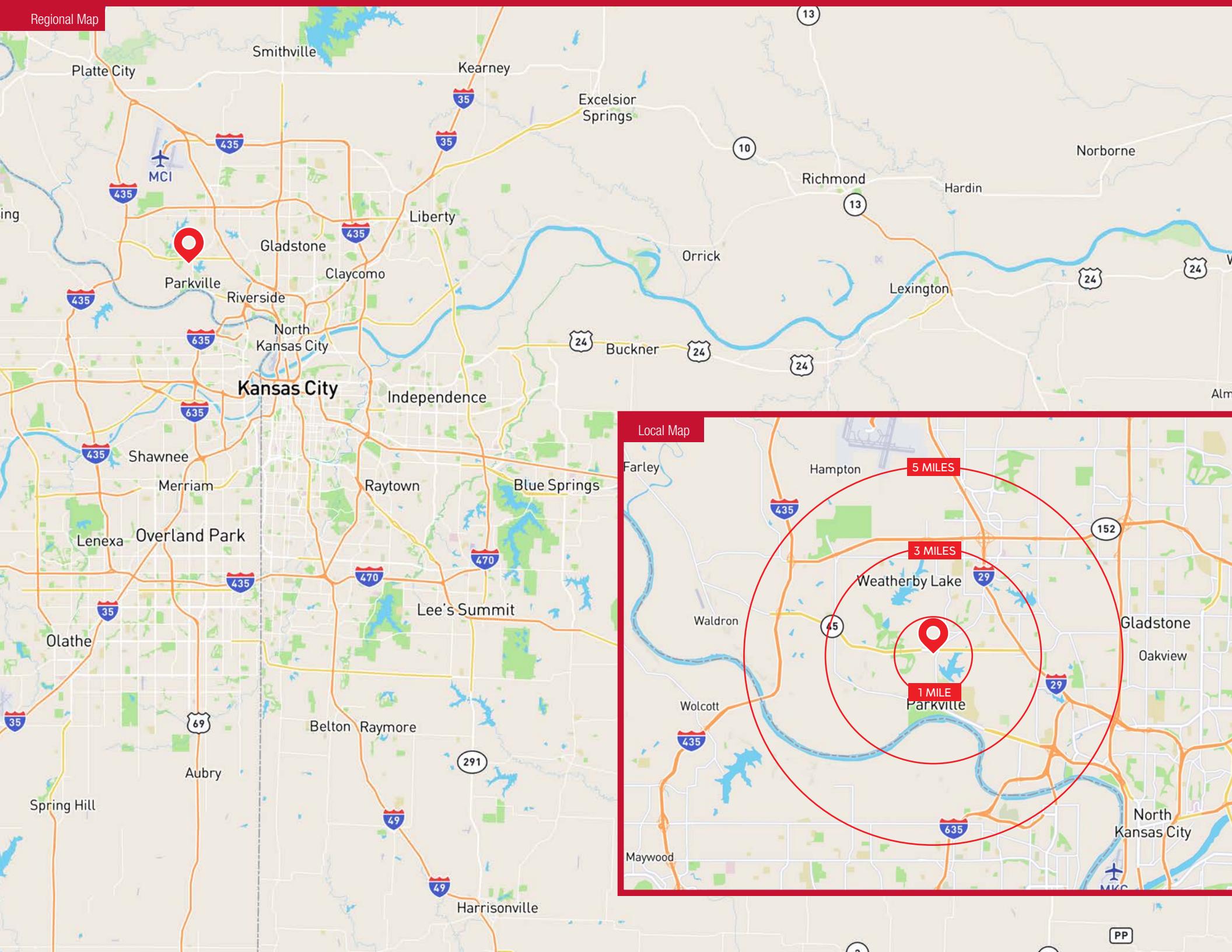
36% Predicted job growth over the next 10 years

88,184 Estimated population

20 Minutes average commute time



Regional Map



Local Map

