

FOR LEASE

1714 HOLMES ST

1714 HOLMES ST, KANSAS CITY, MO 64108



ZACHERY FOWLE

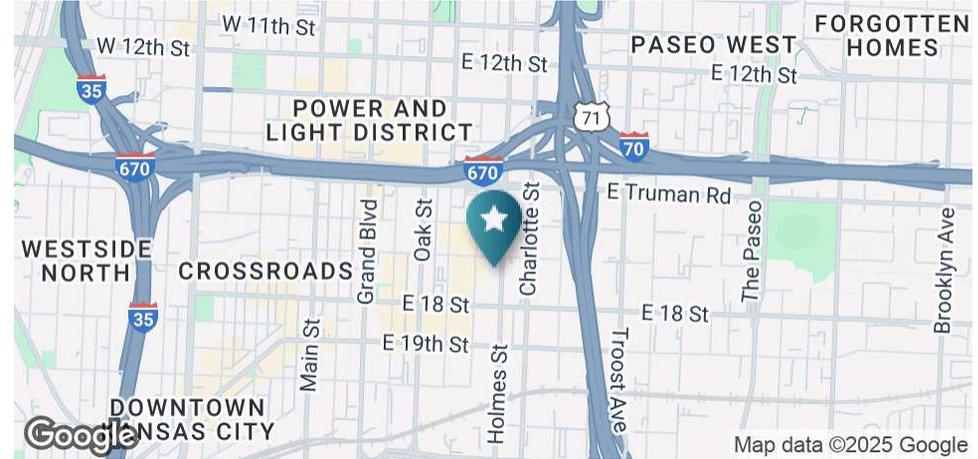
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OFFERING SUMMARY

Available SF:	3,600 SF
Lease Rate:	\$16.00 SF/yr (MG)
Market:	Downtown
Submarket:	Crossroads
Zoning:	M1

PROPERTY OVERVIEW

Perfectly positioned on the east side of the crossroads art district, this location offers unparalleled access to a thriving cultural and culinary scene. Just steps away from Brewers Alley, close proximity to US HWY 71, right between the CBD and Crown Center. This prime location offers unparalleled opportunities for a diverse range of businesses. Whether you envision a creative office space, an art gallery, an event space, or a retail experience, the Crossroads provides the ideal setting to flourish. This first floor retail space presents a compelling opportunity featuring ample natural light and an open layout. Perfect for a wide variety of retail uses, gallery, event space, tasting room, or even creative office.

PROPERTY HIGHLIGHTS

- Crossroads Arts District
- Retail, Gallery, Event Space, Tasting Room, or Creative Office
- 3,600 SF of First Floor Retail Space
- Ample Natural Light
- Surrounded by non-metered street parking

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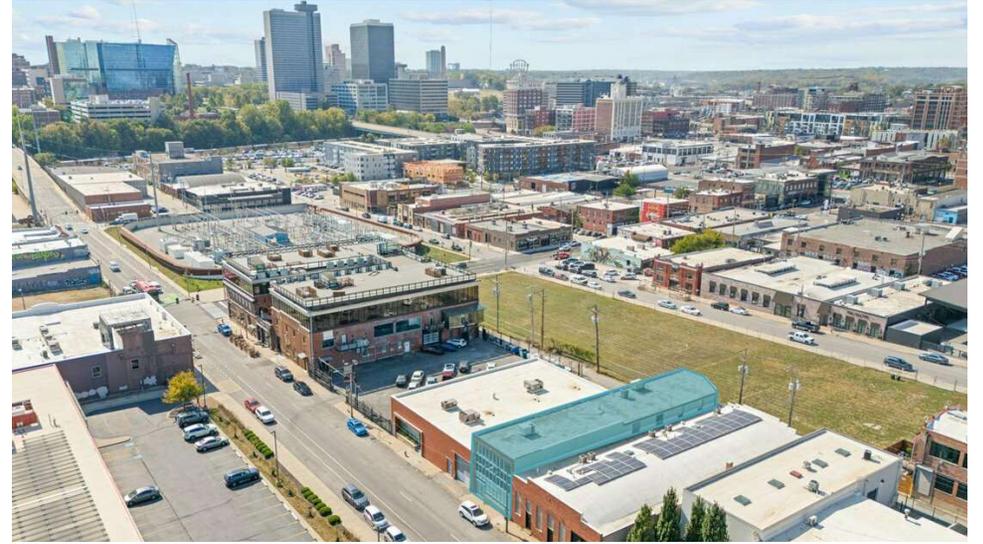
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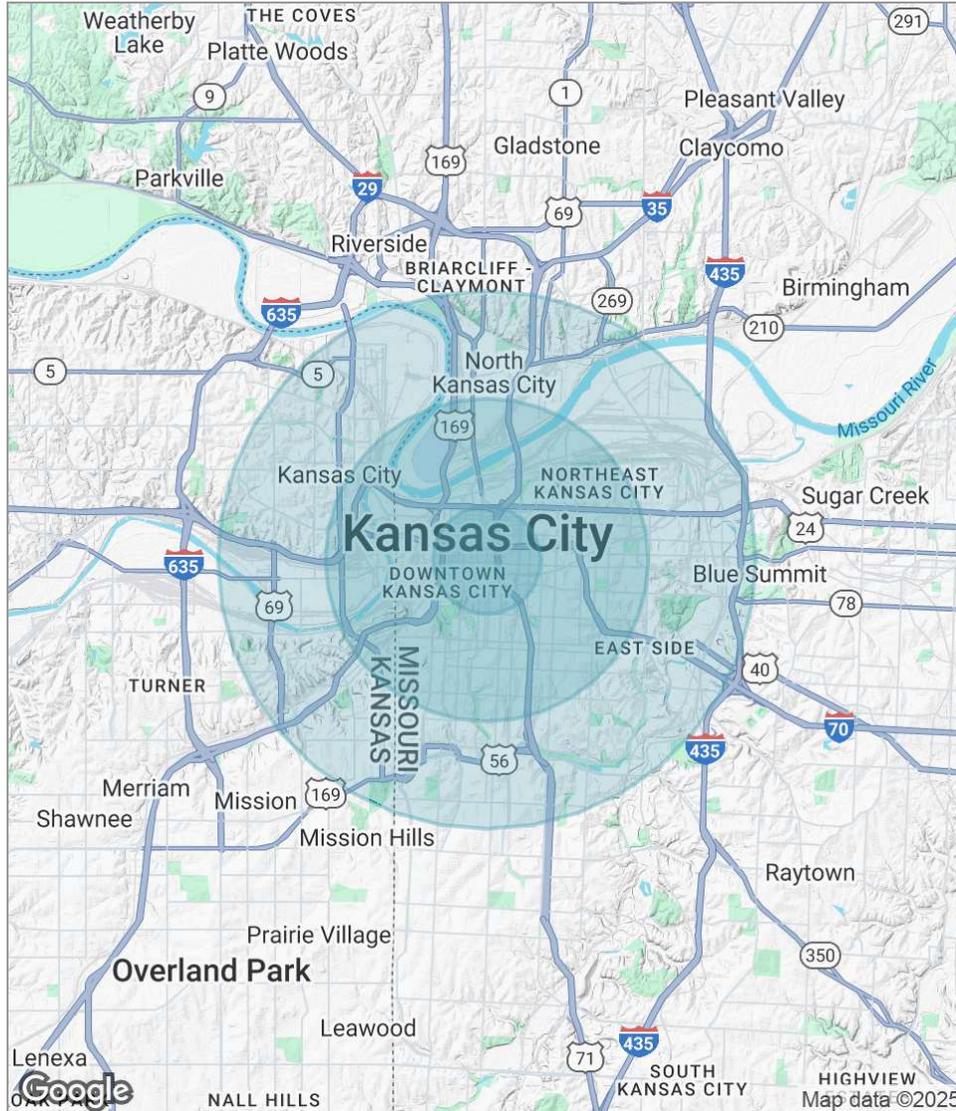
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POPULATION

	1 MILE	3 MILES	5 MILES
Total population	15,984	99,089	225,898
Median age	37	37	37
Median age (Male)	0	0	0
Median age (Female)	0	0	0

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	8,790	46,341	99,285
# of persons per HH	1.8	2.1	2.3
Average HH income	\$87,530	\$69,825	\$73,081
Average house value	\$307,708	\$261,008	\$252,607

* Demographic data derived from 2020 ACS - US Census

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