



SALE PRICE: \$650,000 | 19,375 SF

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	4,563	48,418	95,664
Avg. Household Income	\$110,401	\$98,825	\$97,294

- Rare 19,375 SF build-to-suit pad for up to 4,000 SF building
- Arguably the #1 regional market in the metropolitan area
- Center includes Aldi and JC Penney anchors on a major commercial intersection in the Kansas City/Liberty, Missouri trade area
- Join over one million sq ft of traffic generators at this intersection including JC Penney, Kohl's, Home Depot, Walmart Supercenter, Super Target, Bed Bath & Beyond, Sprouts, Best Buy, and many others
- The City of Liberty is recognized by CNN/Money Magazine as the 7th Best Place to Live in America



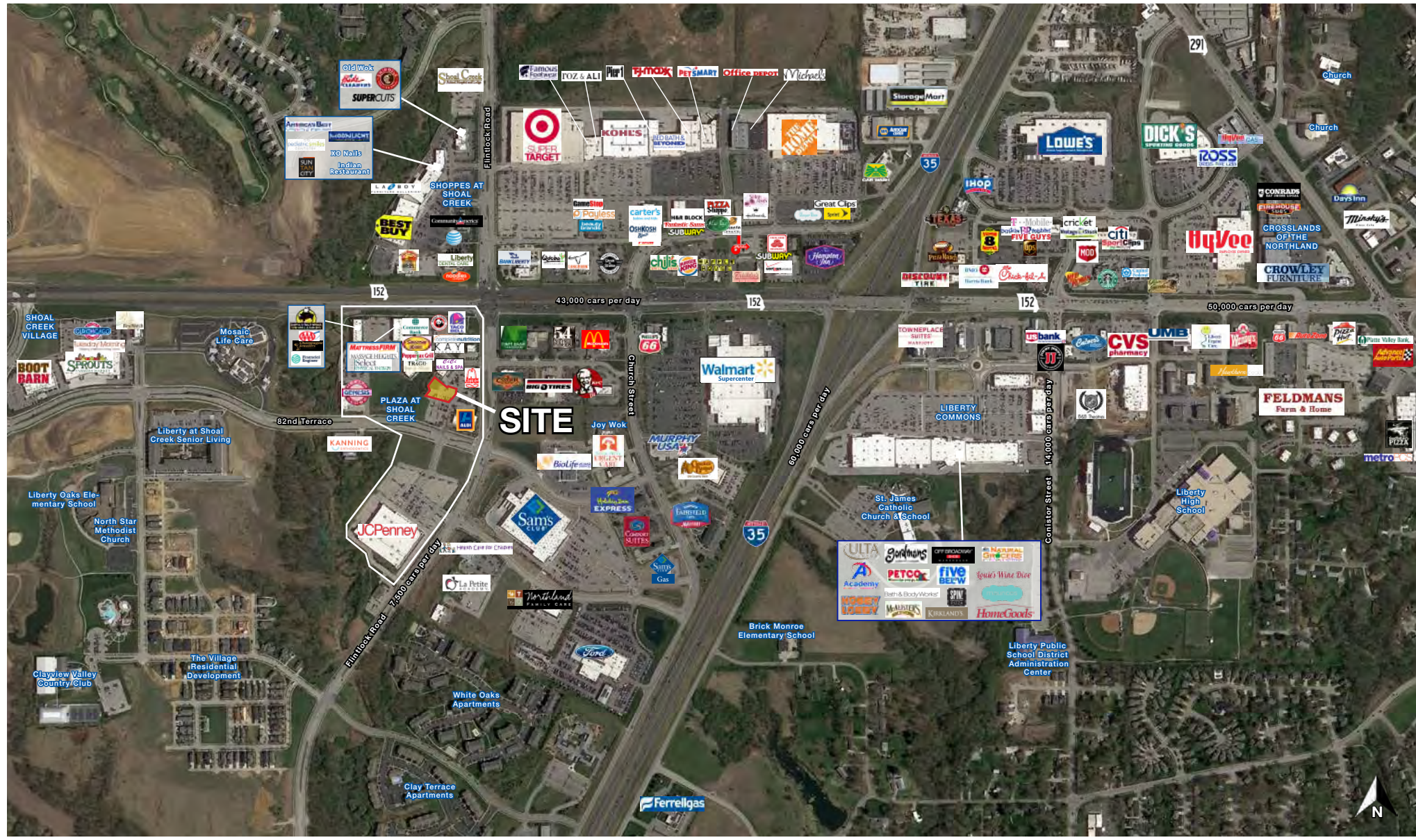
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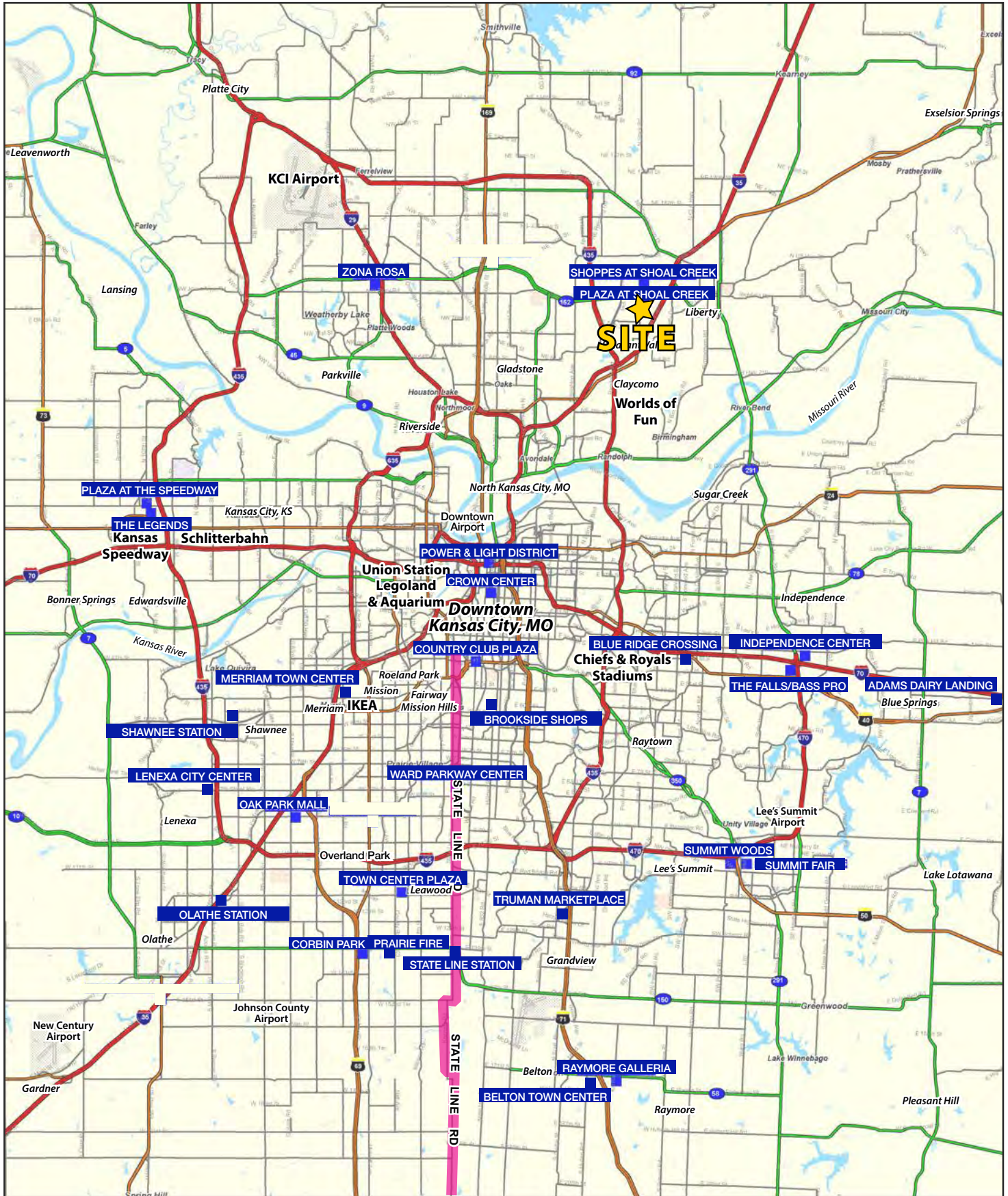
Exclusive Agents

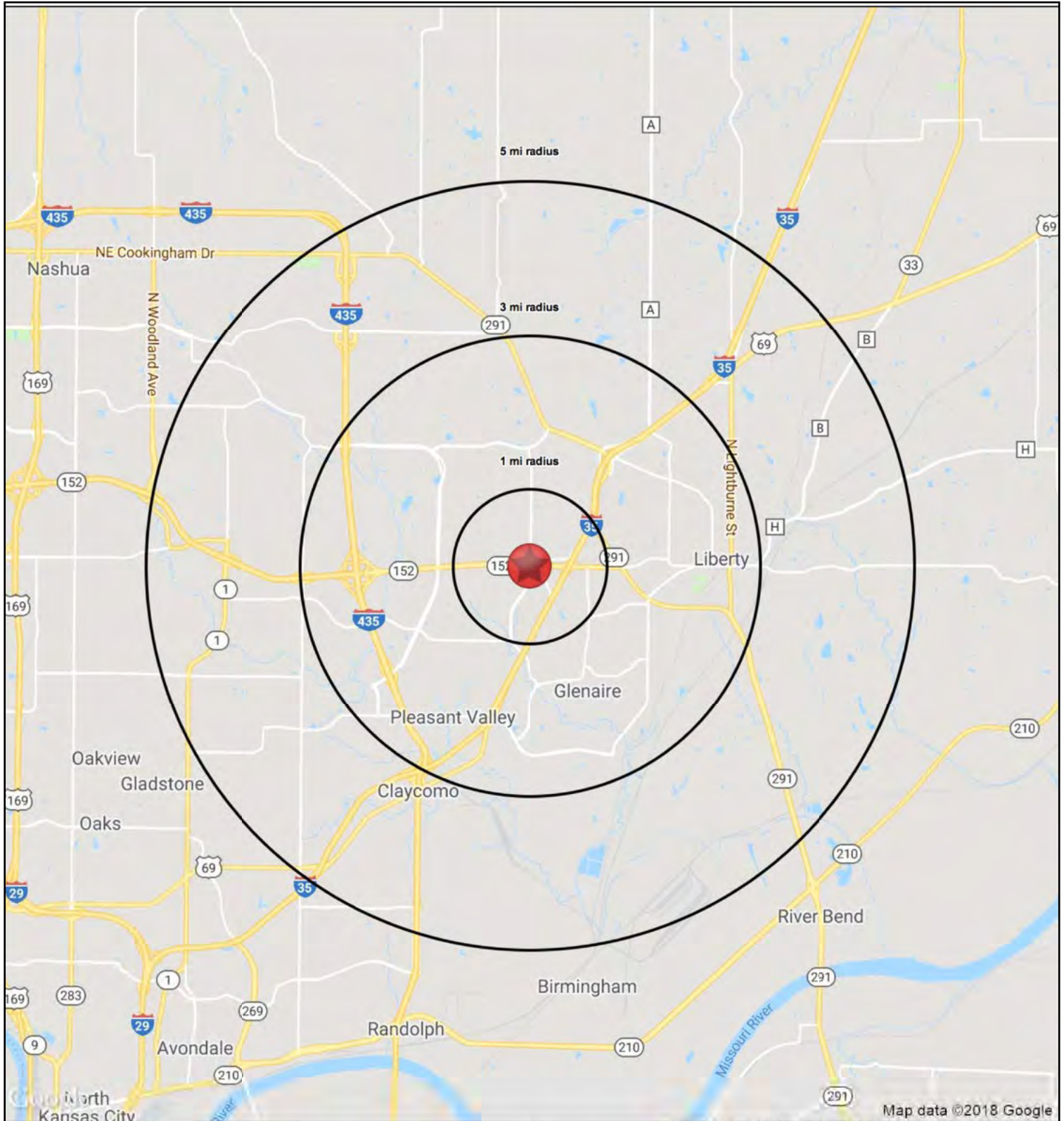
AERIAL



CO-TENANTS









THE PLAZA AT SHOAL CREEK

152 Hwy & Flintlock Rd, Kansas City/Liberty, MO

**PAD SITE
FOR SALE**

152 Highway & Flintlock Road		1 mi radius	3 mi radius	5 mi radius
Kansas City, MO 64158				
POPULATION	2018 Estimated Population	4,563	48,418	95,664
	2023 Projected Population	4,926	52,040	102,726
	2010 Census Population	3,454	42,574	85,264
	2000 Census Population	935	29,055	60,974
	Projected Annual Growth 2018 to 2023	1.6%	1.5%	1.5%
	Historical Annual Growth 2000 to 2018	21.6%	3.7%	3.2%
	2018 Median Age	34	36.2	36.7
HOUSEHOLDS	2018 Estimated Households	1,757	17,545	35,205
	2023 Projected Households	1,845	18,447	36,959
	2010 Census Households	1,334	15,591	31,746
	2000 Census Households	355	10,611	22,847
	Projected Annual Growth 2018 to 2023	1.0%	1.0%	1.0%
	Historical Annual Growth 2000 to 2018	21.9%	3.6%	3.0%
RACE AND ETHNICITY	2018 Estimated White	85.9%	88.6%	87.0%
	2018 Estimated Black or African American	6.1%	4.9%	5.6%
	2018 Estimated Asian or Pacific Islander	3.9%	2.1%	2.3%
	2018 Estimated American Indian or Native Alaskan	0.3%	0.4%	0.4%
	2018 Estimated Other Races	3.8%	4.0%	4.7%
	2018 Estimated Hispanic	5.5%	5.4%	6.2%
INCOME	2018 Estimated Average Household Income	\$110,401	\$98,825	\$97,294
	2018 Estimated Median Household Income	\$95,418	\$85,353	\$84,790
	2018 Estimated Per Capita Income	\$42,517	\$36,009	\$35,910
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	0.4%	1.7%	1.8%
	2018 Estimated Some High School (Grade Level 9 to 11)	2.4%	3.6%	3.9%
	2018 Estimated High School Graduate	17.8%	24.2%	25.2%
	2018 Estimated Some College	16.7%	21.4%	21.9%
	2018 Estimated Associates Degree Only	10.3%	8.1%	8.8%
	2018 Estimated Bachelors Degree Only	34.6%	27.9%	26.2%
	2018 Estimated Graduate Degree	17.8%	13.0%	12.1%
BUSINESS	2018 Estimated Total Businesses	530	1,814	2,515
	2018 Estimated Total Employees	7,942	20,959	30,603
	2018 Estimated Employee Population per Business	15.0	11.6	12.2
	2018 Estimated Residential Population per Business	8.6	26.7	38.0

