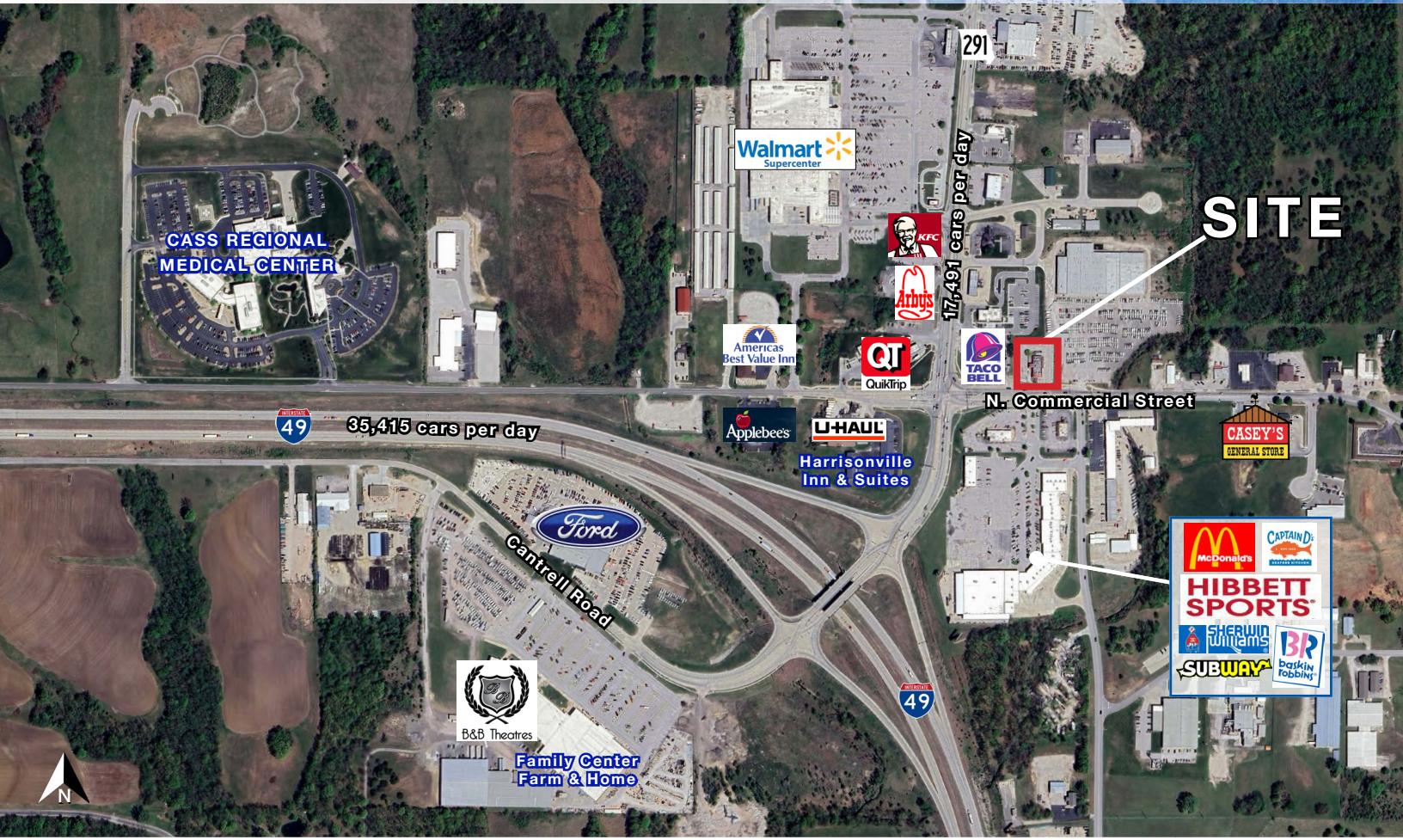




QUIKTRIP EXCESS GROUND FOR SALE

2002 N. Commercial Street, Harrisonville, Missouri



CALL FOR PRICING | 38,769 SF AVAILABLE

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	1,546	11,040	14,466
Avg. Household Income	\$80,593	\$91,607	\$96,510

- Hard corner pad site
- Includes former drive-thru building
- Easy access off Interstate 49
- Surrounding tenants include QuikTrip, Taco Bell, Culvers, Arby's, Starbucks and more



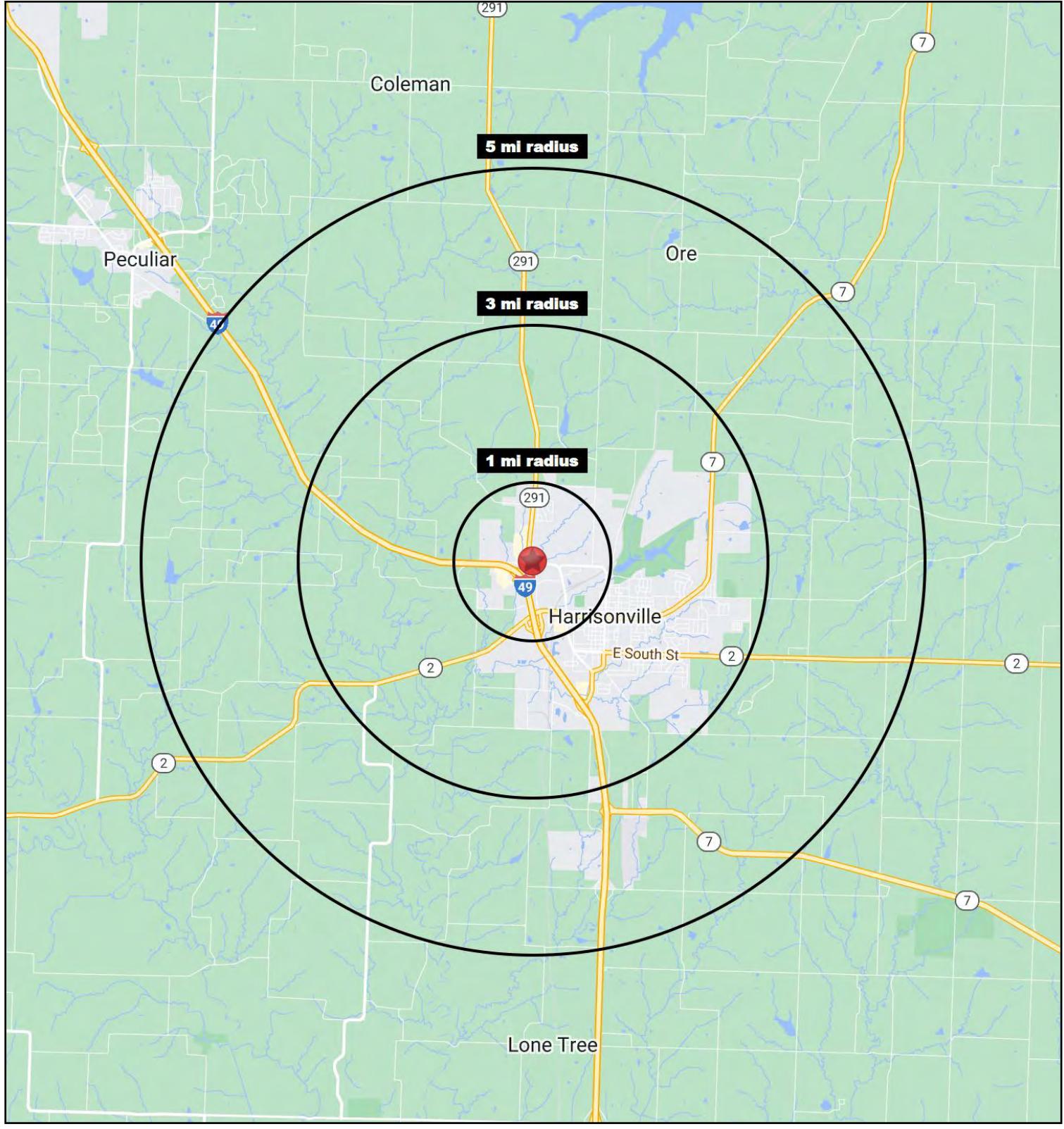
CLICK HERE TO VIEW MORE
LISTING INFORMATION

For More Information Contact:

Exclusive Agents

PHIL PECK | 816.412.7364 | ppeck@blockandco.com

DAVID BLOCK | 816.412.7400 | dblock@blockandco.com





QUIKTRIP EXCESS GROUND FOR SALE

2002 N. Commercial Street, Harrisonville, Missouri

2002 N. Commercial Street Harrisonville, MO 64701	1 mi radius	3 mi radius	5 mi radius
Population			
2024 Estimated Population	1,546	11,040	14,466
2029 Projected Population	1,615	11,474	15,146
2020 Census Population	1,639	10,850	14,198
2010 Census Population	1,591	10,709	13,998
Projected Annual Growth 2024 to 2029	0.9%	0.8%	0.9%
Historical Annual Growth 2010 to 2024	-0.2%	0.2%	0.2%
2024 Median Age	42.7	39.0	40.6
Households			
2024 Estimated Households	678	4,430	5,750
2029 Projected Households	706	4,615	6,029
2020 Census Households	660	4,216	5,478
2010 Census Households	625	4,099	5,318
Projected Annual Growth 2024 to 2029	0.8%	0.8%	1.0%
Historical Annual Growth 2010 to 2024	0.6%	0.6%	0.6%
Race and Ethnicity			
2024 Estimated White	90.2%	91.9%	92.3%
2024 Estimated Black or African American	2.4%	1.9%	1.7%
2024 Estimated Asian or Pacific Islander	1.0%	0.7%	0.7%
2024 Estimated American Indian or Native Alaskan	0.4%	0.4%	0.4%
2024 Estimated Other Races	6.1%	5.1%	4.9%
2024 Estimated Hispanic	4.1%	3.6%	3.4%
Income			
2024 Estimated Average Household Income	\$80,593	\$91,607	\$96,510
2024 Estimated Median Household Income	\$59,759	\$72,653	\$77,536
2024 Estimated Per Capita Income	\$35,604	\$36,891	\$38,478
Education (Age 25+)			
2024 Estimated Elementary (Grade Level 0 to 8)	6.6%	3.4%	3.3%
2024 Estimated Some High School (Grade Level 9 to 11)	9.7%	7.5%	6.8%
2024 Estimated High School Graduate	45.1%	37.2%	35.4%
2024 Estimated Some College	23.2%	23.9%	25.1%
2024 Estimated Associates Degree Only	5.4%	8.3%	8.9%
2024 Estimated Bachelors Degree Only	7.1%	12.6%	13.3%
2024 Estimated Graduate Degree	3.0%	7.1%	7.3%
Business			
2024 Estimated Total Businesses	198	658	737
2024 Estimated Total Employees	2,207	5,754	6,348
2024 Estimated Employee Population per Business	11.2	8.7	8.6
2024 Estimated Residential Population per Business	7.8	16.8	19.6

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