



# FOR LEASE

905, 909, 911 & 913 W 92 Hwy, Kearney, MO

SUITE 905 • SALON-READY SPACE (Fixtures Not Included)



SUITE 909, 911 & 913 • IDEAL STOREFRONT FOR SMALL OFFICE OR RETAIL BUSINESS

Available Immediately

905 • 1,140 sq ft • \$13.00 psf  
(\$1,600 per month)

909 • 1,140 sq ft • \$13.00 psf  
(\$1,600 per month)

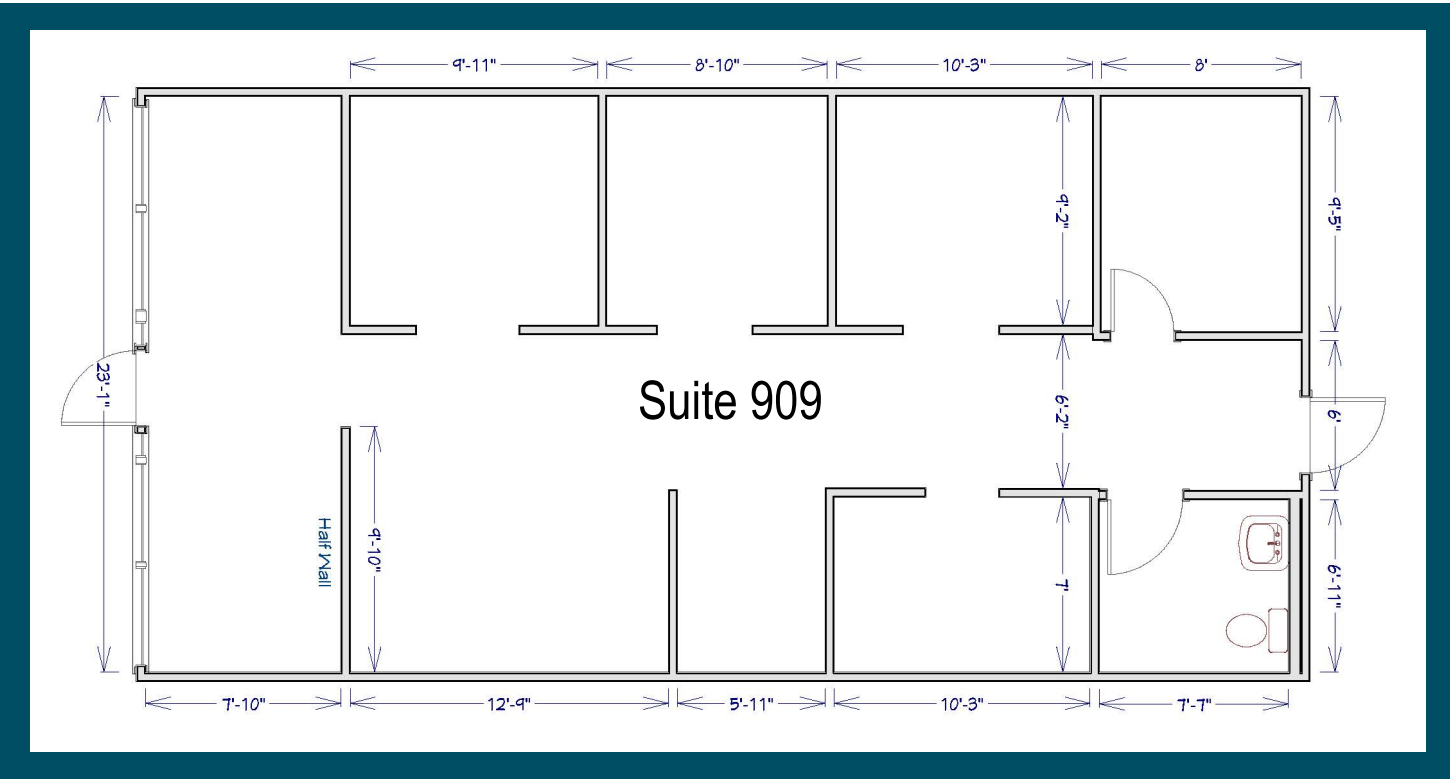
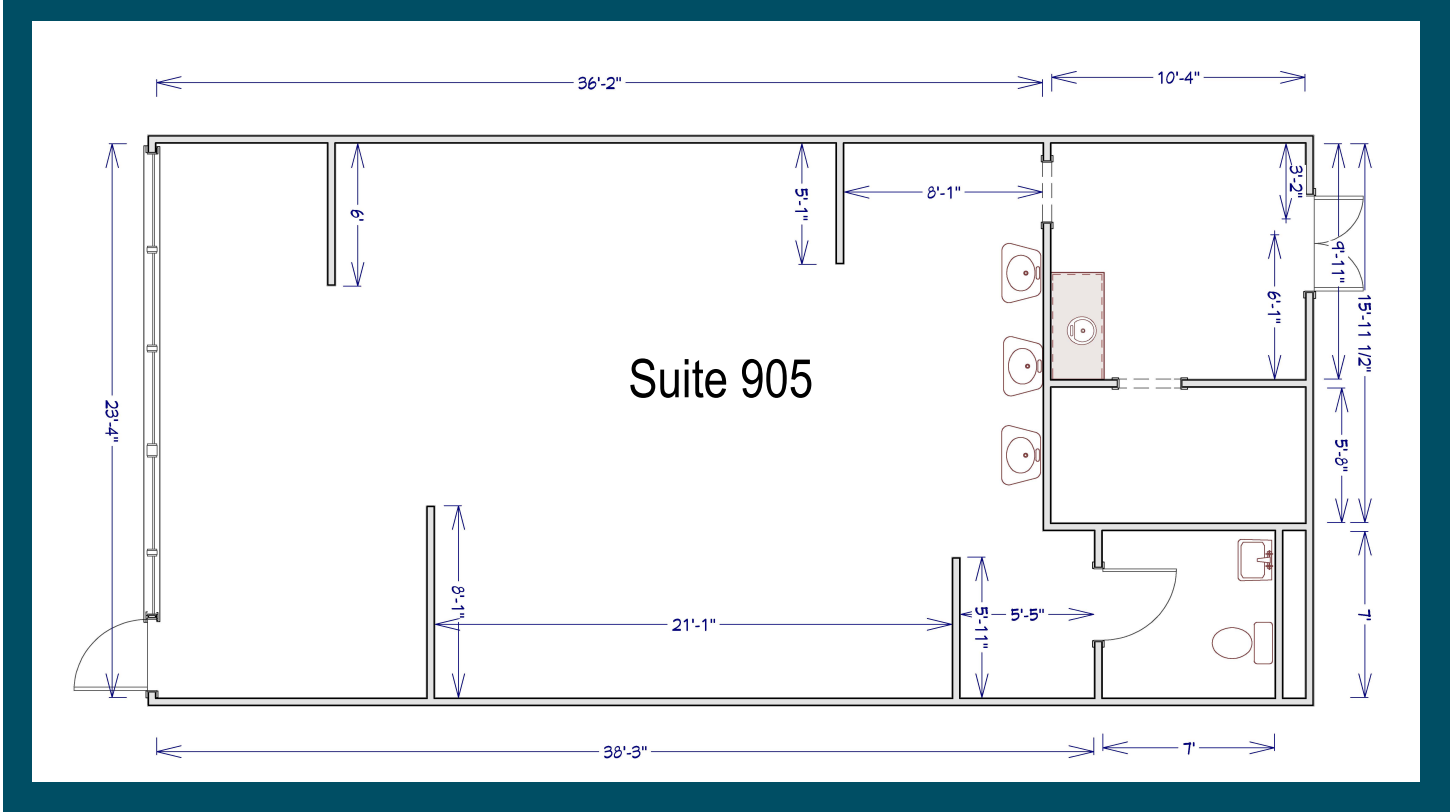
Available August 31, 2026

911 - 913 • 1,140 sq ft to 6,061 sq ft  
\$12.00 - \$13.00 psf

- Under new ownership
- Recent exterior improvements
- Great employee & customer parking
- Building signage opportunity
- Easy access to I-35
- Nearby restaurants & shopping



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**Suite 905**  
*Previous Salon*  
 1,140 sq ft  
 \$13.00 psf + NNN  
 (\$1,600 per month)

**Suite 909**  
*Ideal for Office or Retail*  
 1,140 sq ft  
 \$13.00 psf + NNN  
 (\$1,600 per month)



Ideal Office or Retail Space Options  
 Suite 911 - 913 • 1,140 sq ft to 6,061sq ft  
 \$12.00 - \$13.00 psf + NNN  
 Several different options to demise this space.



**Total Population**  
 1-mile: 3,027  
 3-mile: 13,715  
 5-mile: 18,921



**Household Income (Avg.)**  
 1-mile: \$119,146  
 3-mile: \$126,205  
 5-mile: \$130,104



**Median Age**  
 1-mile: 40.6  
 3-mile: 41.4  
 5-mile: 43



**Median Home Value**  
 1-mile: \$327,873  
 3-mile: \$344,342  
 5-mile: \$380,116

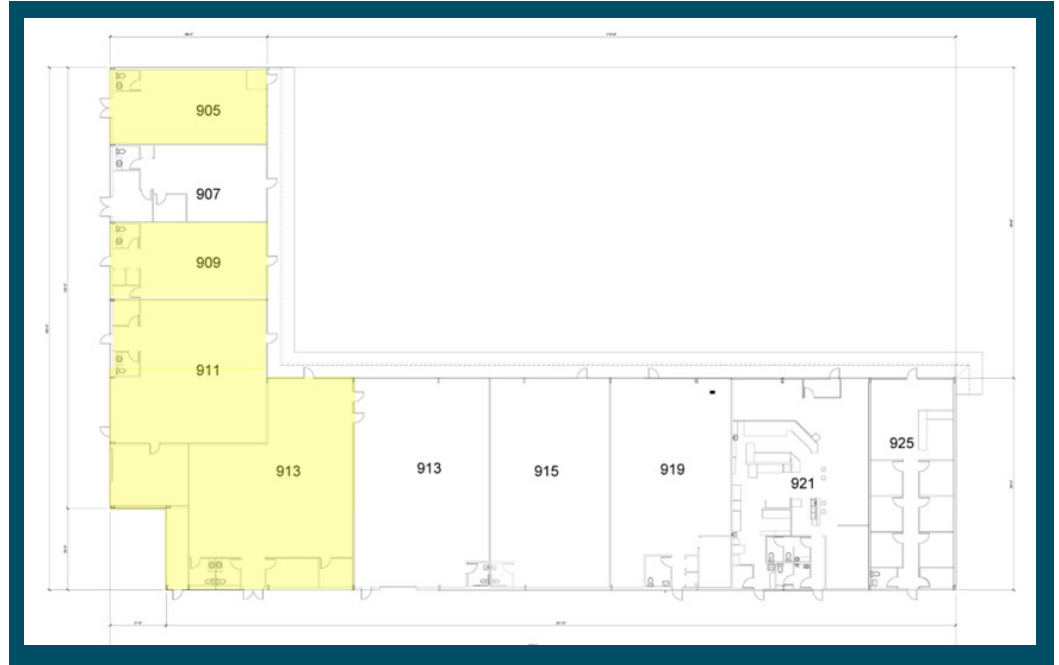


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## BENEFITS TO THIS LOCATION

**Community Hub:** Kearney is a thriving community with a variety of restaurants, entertainment spots, and parks. Locating your business in a shopping center can foster a sense of community, as local shoppers often prefer to support nearby businesses.

**Networking Opportunities:** Being in a shopping center allows you to connect with other business owners, potentially leading to collaborations and partnerships.



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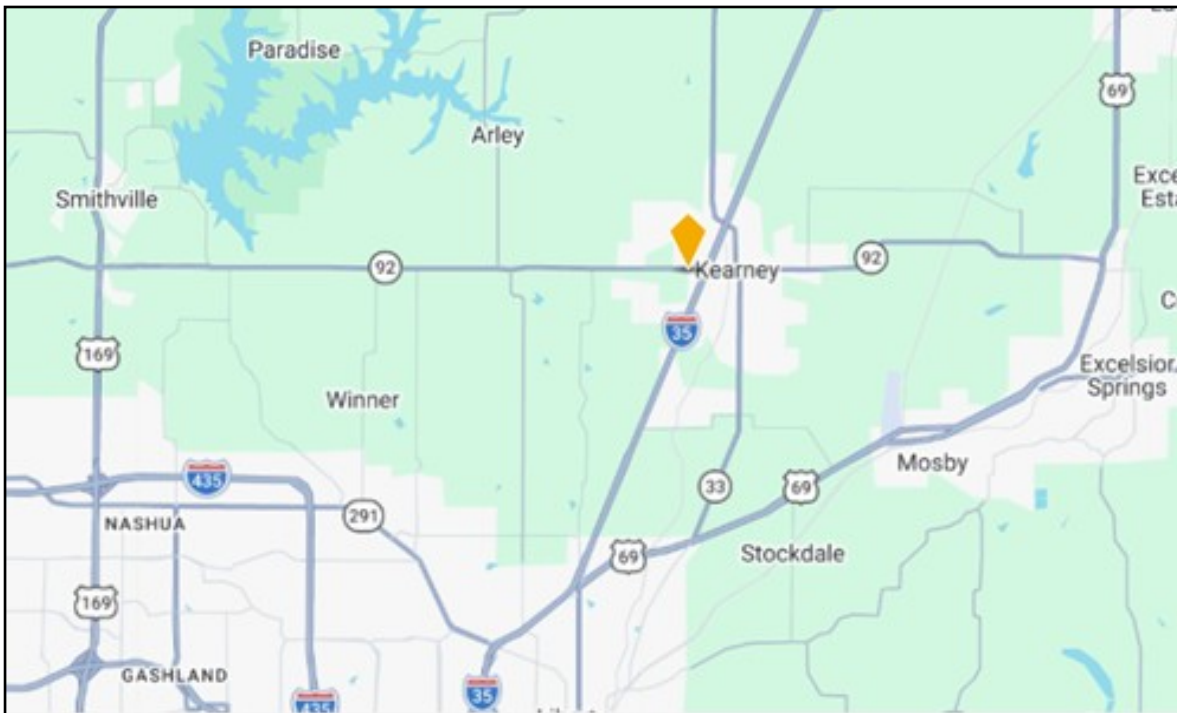


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