



# FOR LEASE

5400 NE ANTIOCH ROAD, KANSAS CITY, MO

## ANTIOCH ANNEX SHOPPING CENTER



Space Available November 2025

### END CAP SPACE



OFFICE OR RETAIL

2,940 sq ft

Tenant Responsible for Utilities

Broker Incentive of 5%  
Tenant Improvement \$ Available



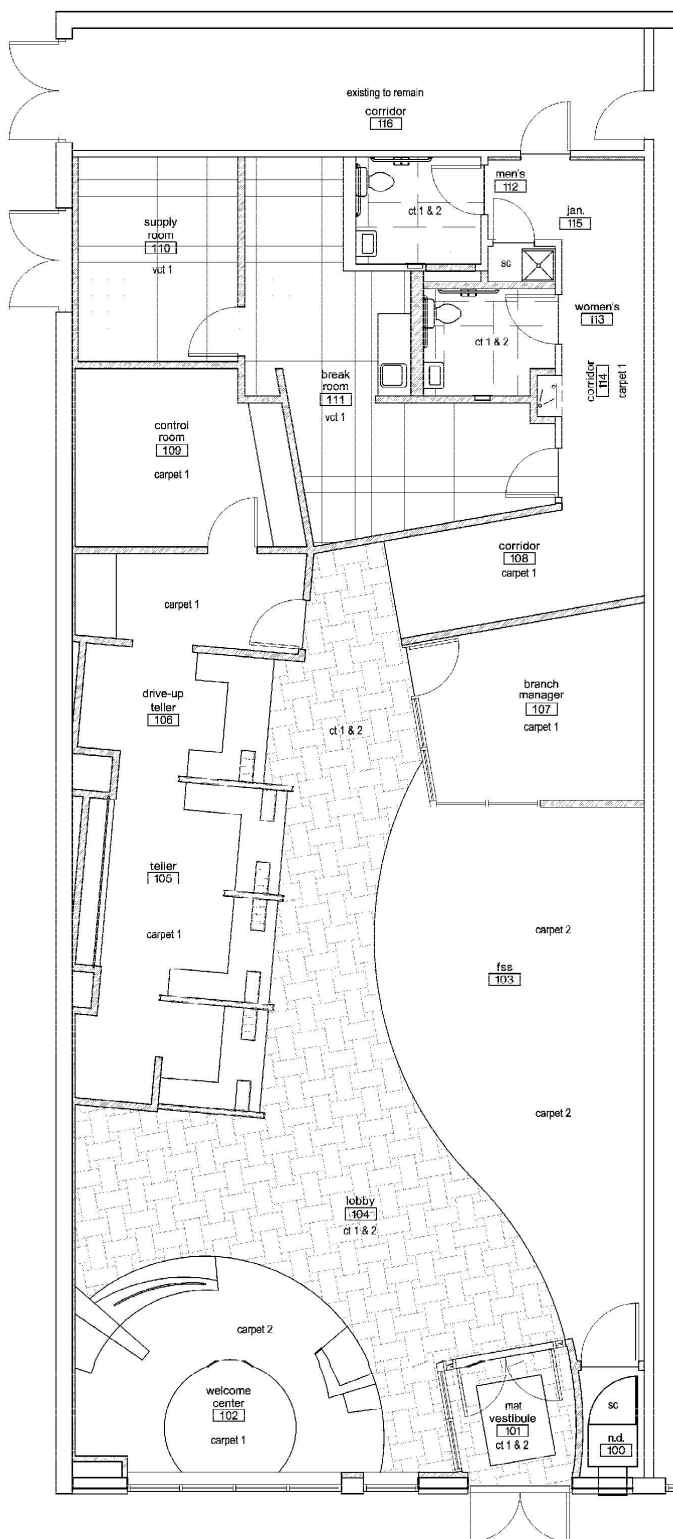
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# 5400 NE ANTIOCH ROAD, KANSAS CITY, MO



## Property Highlights

- Located directly West of Antioch Crossing where the Walmart Neighborhood Market is anchored.
- Excellent location near two interstates (I-29 & I-35).
- Northland trade area has over 180,000 people in close proximity to the shopping center.
- Traffic counts in excess of 38,000 (Antioch & Vivion Road).
- Strong, stable demographics - Proven.



250 Surface  
Parking  
Spaces



Easy Highway  
Access

Developments are bringing new resources and amenities to the area.

Projects include mixed-use developments with retail, senior housing and office spaces, enhancing the overall appeal and functionality of the neighborhood.



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**Household Income (Avg.)**  
 1-mile: \$74,965  
 3-mile: \$78,387  
 5-mile: \$83,345

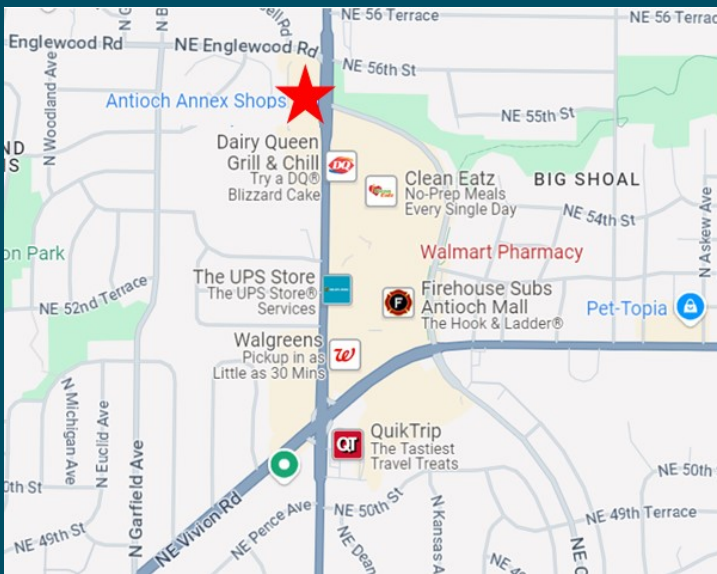


**Total Population**  
 1-mile: 10,954  
 3-mile: 83,475  
 5-mile: 148,910



**Median Home Value**  
 1-mile: \$166,973  
 3-mile: \$179,936  
 5-mile: \$199,621

NE Englewood Road



## Increased Foot Traffic:

Shopping centers naturally attract a steady stream of visitors, which can lead to more potential customers discovering your business.

## Community Support:

Locating your business in a shopping center can foster a sense of community, as local shoppers often prefer to support nearby businesses.

## Economic Boost:

Small businesses contribute significantly to the local economy by creating jobs and increasing property values.

## Networking

## Opportunities:

Being in a shopping center allows you to connect with other business owners.

## Current Tenants

2,940 sf

Godfathers  
Pizza

ARC Physical  
Therapy

Red Wing  
Shoes

Antioch  
Bar & Grill

Level Up

Animal Clinic

Dental Office

Sherwin  
Williams

Big  
Biscuit

Elwood Staffing

True Balance

American Hear

Penmac  
NKC

Jiu Jitsu

Fantastic Sam's

DOLLAR TREE

1,620 sf

Twisted Scissor

Duck Donuts