



# FOR LEASE

186 & 190 WEST 92 HIGHWAY, KEARNEY, MO

## OFFICE/RETAIL LOCATION IN KEARNEY

Great Access to I-35 • Fantastic Visibility For Your Business



### Retail Space

Suite 190 • 1,761 sq ft = \$12.00psf  
+ (\$3.30 NNN)

### 2nd FLOOR OFFICE SPACE

Suite 186C • 388 sq ft  
\$400 per month



**CURRY**

Real Estate Services

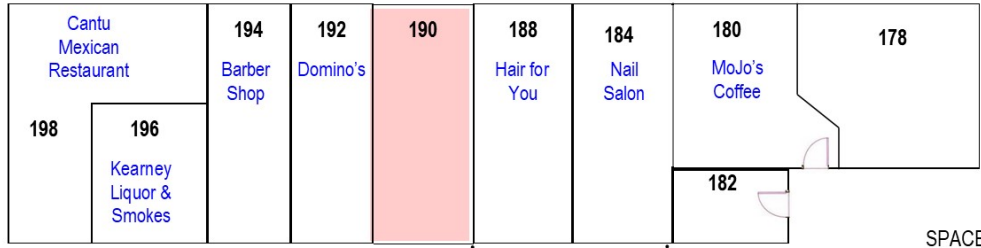
Matt Pepper • 816-414-5228 • [mpepper@curryre.com](mailto:mpepper@curryre.com)  
2700 Kendallwood Pkwy., Gladstone, MO 64119  
[www.curryre.com](http://www.curryre.com)



# 186 & 190 WEST 92 HIGHWAY, KEARNEY, MO

## KEARNEY COMMERCIAL

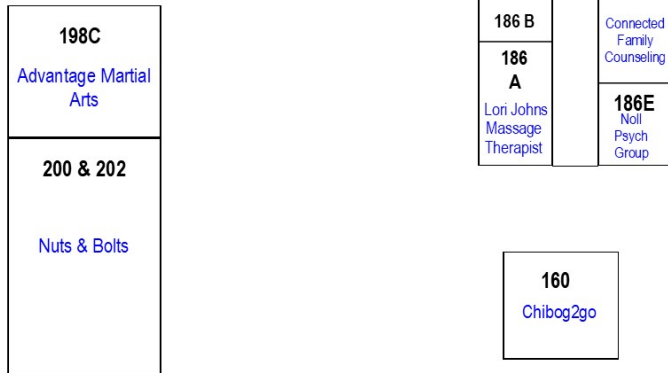
### FIRST FLOOR PLAN



NORTH ↑

Kearney School District  
Administration Office  
&  
Early Education Center

### SECOND FLOOR PLAN



#### SPACE

#### TENANT

SPACE	TENANT
178	Slivinski Bakery
180	MoJo's Coffee
182	Lauren Miller, P.C.
184	Nail Salon
186 A	Lori Johns Massage
186 B	Duvall Office
186 C	VACANT
186 D	Connected Family Counseling
186 E	Noll Psychology Group
188	Hair for You
190	VACANT
192	Domino's
194	Barber Shop
196	Kearney Liquor & Smokes
198	Cantu Mexican Restaurant
198 C	Advantage Martial Arts
200	Nuts & Bolts

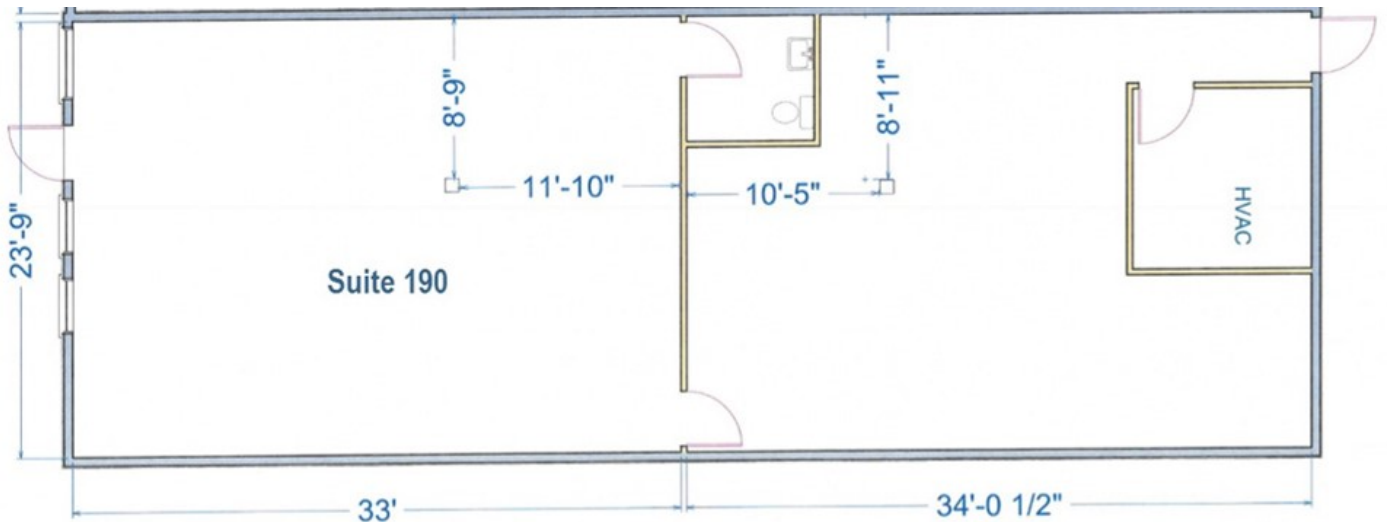
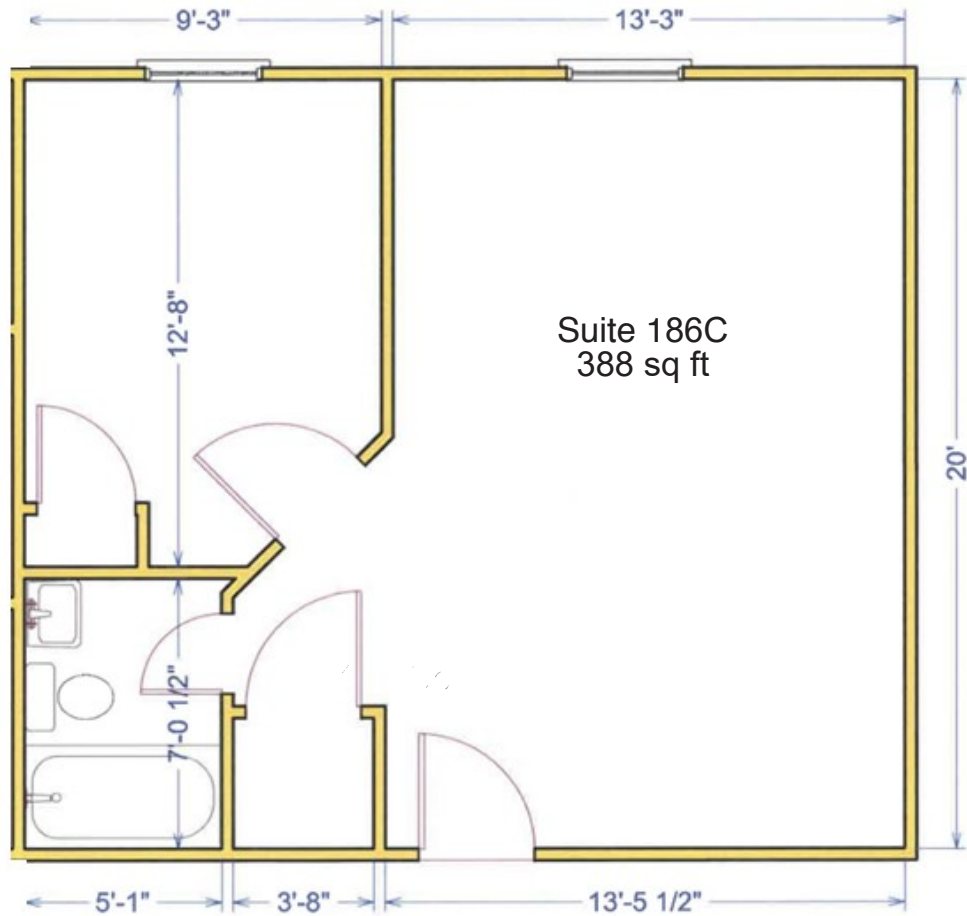
← Highway No. 92 →



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# 186 & 190 WEST 92 HIGHWAY, KEARNEY, MO

Demographics	1 Mile	3 Mile	5 mile
2023 Total Population	5,615	13,106	17,442
2028 Population:	5,842	13,642	18,009
Pop Growth 2023-2028	1.8%	1.8%	1.3%
Avg. Household Income	\$76,416	\$93,063	\$97,957
Median Home Value	\$191,530	\$234,839	\$261,737



All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.



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