

# I-470 & LAKEWOOD BOULEVARD

LEE'S SUMMIT, MISSOURI 64064

24.38± ACRE, MASTER-PLANNED, MIXED-USE BUSINESS PARK

est. 1879

KH

**KESSINGER HUNTER**  
commercial real estate

## PROPERTY FEATURES

- 95,238± cars per day at intersection
- 110,538± shoppers live within a 5-mile radius
- \$131,619+ average household income in a 3-mile radius
- Sale, build-to-suit, reverse build-to-suit, and ground lease opportunities

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
ESTIMATED POPULATION	4,165	33,323	110,248
EST. HOUSEHOLD INCOME	\$176,522	\$132,233	\$115,916
BUILDING FEATURES			
ZONING	C-1P		
TOTAL AVAILABLE	24.38± Acres		



For more information, please contact:

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