

**SALE PRICE: \$980,000 | 25,900 SF OF LAND****DEMOGRAPHICS**

	1 mile	3 miles	5 miles
Estimated Population	9,181	36,844	67,548
Avg. Household Income	\$76,381	\$80,190	\$85,714

- Great North Avenue pad site
- Join CVS, Dollar General, Sonic, Country Club Bank, and many more
- Corner lot
- High traffic counts

**CLICK HERE TO VIEW MORE
LISTING INFORMATION**

For More Information Contact:

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NORTH AVENUE PAD SITE

217 E. North Avenue, Belton, Missouri 64012

AERIAL





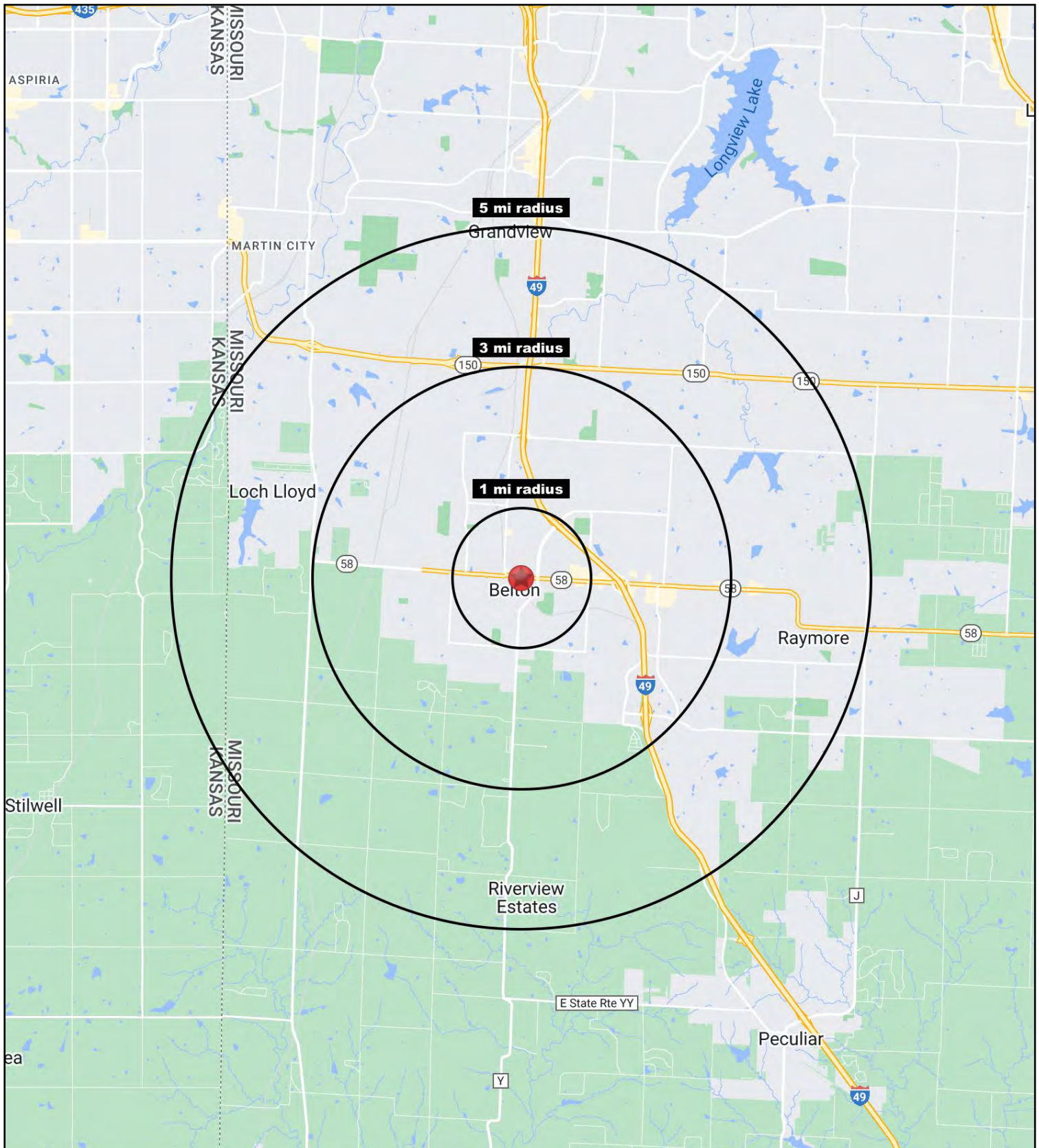
NORTH AVENUE PAD SITE

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SITE PLAN

NORTH AVENUE PAD SITE

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NORTH AVENUE PAD SITE

217 E. North Avenue, Belton, Missouri 64012

217 E. North Avenue Belton, MO 64012	1 mi radius	3 mi radius	5 mi radius
Population			
2022 Estimated Population	9,181	36,844	67,548
2027 Projected Population	9,251	37,624	70,073
2020 Census Population	9,003	36,286	65,971
2010 Census Population	8,658	33,547	60,089
Projected Annual Growth 2022 to 2027	0.2%	0.4%	0.7%
Historical Annual Growth 2010 to 2022	0.5%	0.8%	1.0%
2022 Median Age	35.8	36.1	37.4
Households			
2022 Estimated Households	3,666	14,486	26,040
2027 Projected Households	3,767	14,989	27,296
2020 Census Households	3,565	14,158	25,263
2010 Census Households	3,356	12,678	22,508
Projected Annual Growth 2022 to 2027	0.6%	0.7%	1.0%
Historical Annual Growth 2010 to 2022	0.8%	1.2%	1.3%
Race and Ethnicity			
2022 Estimated White	80.9%	77.9%	75.7%
2022 Estimated Black or African American	9.2%	11.6%	14.0%
2022 Estimated Asian or Pacific Islander	1.6%	1.7%	1.5%
2022 Estimated American Indian or Native Alaskan	0.3%	0.4%	0.4%
2022 Estimated Other Races	8.0%	8.5%	8.4%
2022 Estimated Hispanic	7.1%	7.9%	7.7%
Income			
2022 Estimated Average Household Income	\$76,381	\$80,190	\$85,714
2022 Estimated Median Household Income	\$67,395	\$72,535	\$75,404
2022 Estimated Per Capita Income	\$30,501	\$31,569	\$33,081
Education (Age 25+)			
2022 Estimated Elementary (Grade Level 0 to 8)	1.2%	2.1%	1.9%
2022 Estimated Some High School (Grade Level 9 to 11)	3.9%	4.2%	3.8%
2022 Estimated High School Graduate	39.3%	34.5%	32.2%
2022 Estimated Some College	24.5%	23.7%	23.8%
2022 Estimated Associates Degree Only	7.8%	8.1%	8.1%
2022 Estimated Bachelors Degree Only	16.9%	18.2%	19.1%
2022 Estimated Graduate Degree	6.2%	9.3%	11.1%
Business			
2022 Estimated Total Businesses	336	868	1,565
2022 Estimated Total Employees	3,675	13,703	22,746
2022 Estimated Employee Population per Business	10.9	15.8	14.5
2022 Estimated Residential Population per Business	27.3	42.5	43.2

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