



# Retail Space for Lease

**2017-2021 W FOXWOOD DRIVE  
RAYMORE, MISSOURI**

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## Property Highlights

- 3,690 sf available
- Located in the heart of the Raymore retail corridor
- Prime location in-line with T-Mobile retail store
- Great visibility along busy 58 Highway with 33,000 cars-per-day
- Proximity to WalMart, Sam's Club, Lowe's and additional national tenants
- Lease rate \$22.00/sf, NNN

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*For information, please contact:*

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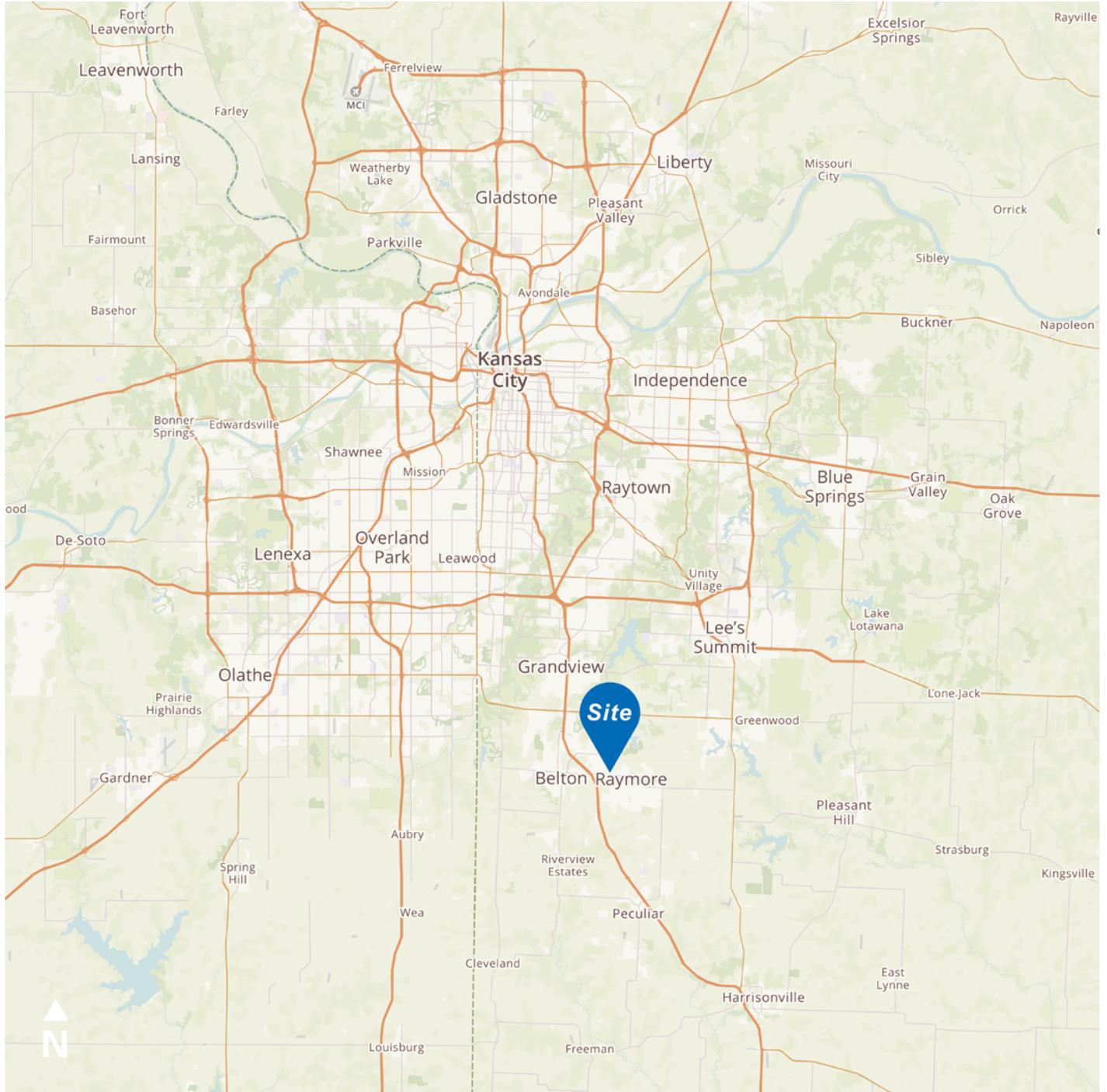
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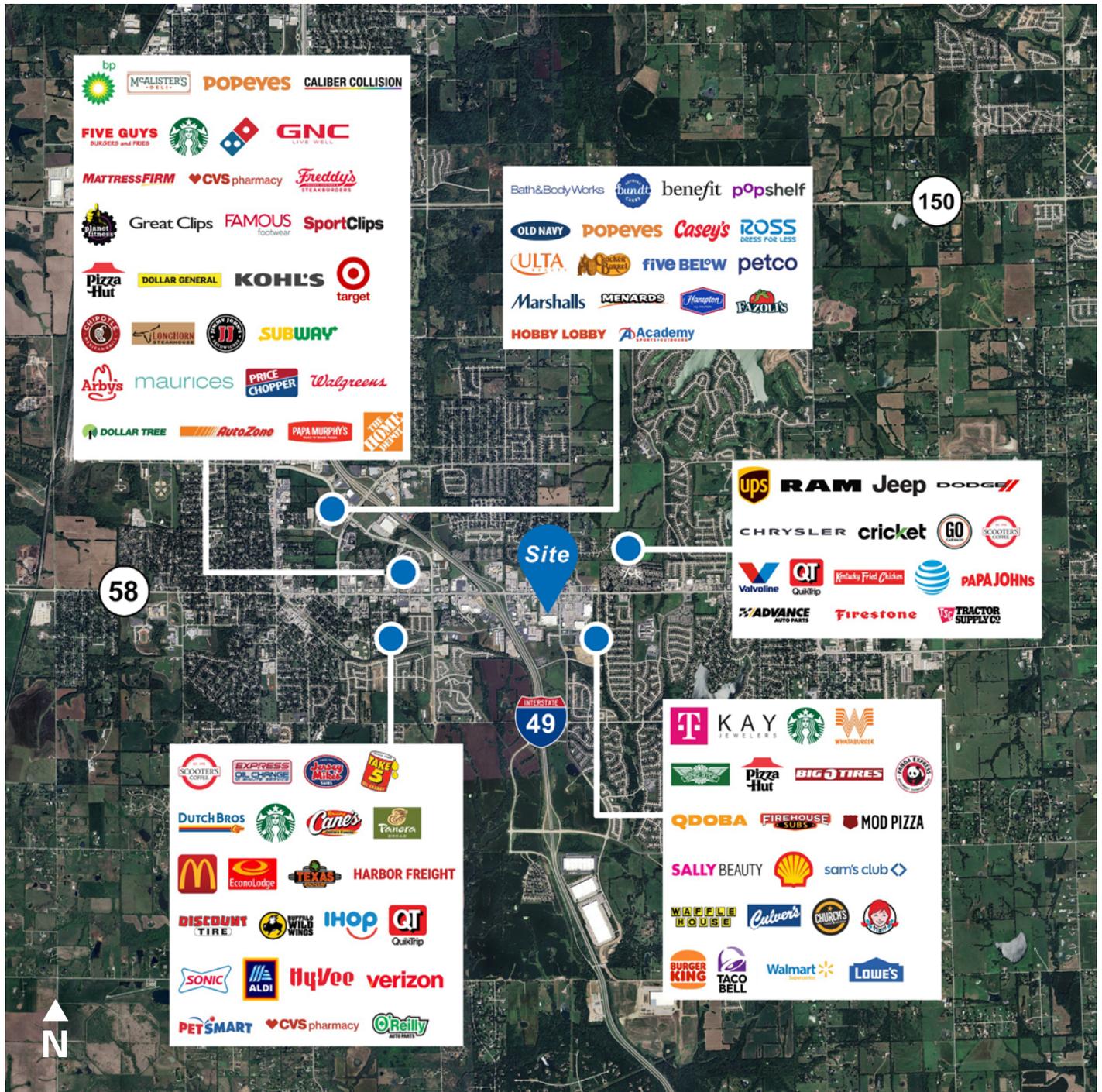
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## 2017-2021 W FOXWOOD DRIVE, RAYMORE, MISSOURI

### Demographics

Population	1 mile	3 miles	5 miles
2010 Population	5,843	41,260	58,507
2020 Population	6,783	45,655	64,511
2025 Population	8,357	50,433	69,648
2030 Population	9,119	52,955	72,453
2010-2020 Annual Rate	1.50%	1.02%	0.98%
2020-2025 Annual Rate	4.05%	1.91%	1.47%
2025-2030 Annual Rate	1.76%	0.98%	0.79%

Age			
2025 Median Age	39.2	38.5	38.4
U.S. median age is 39.1			

Race and Ethnicity			
White Alone	72.3%	74.5%	70.8%
Black Alone	13.3%	11.1%	13.9%
American Indian Alone	0.8%	0.6%	0.6%
Asian Alone	2.1%	1.3%	1.3%
Pacific Islander Alone	0.2%	0.1%	0.1%
Some Other Race Alone	2.5%	2.9%	3.5%
Two or More Races	8.9%	9.4%	9.7%
Hispanic Origin	7.8%	8.0%	8.9%
Diversity Index	53.0	50.8	55.5

Households			
2010 Total Households	2,459	15,613	21,755
2020 Total Households	2,860	17,698	24,595
2025 Total Households	3,479	19,838	27,064
2030 Total Households	3,829	21,015	28,402
2010-2020 Annual Rate	1.52%	1.26%	1.23%
2020-2025 Annual Rate	3.80%	2.20%	1.84%
2025-2030 Annual Rate	1.94%	1.16%	0.97%
2025 Average Household Size	2.37	2.53	2.56
Wealth Index	73	82	81

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### Demographics

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Median Household Income			
2025 Median Household Income	\$80,014	\$79,172	\$78,737
2030 Median Household Income	\$94,406	\$88,211	\$87,737
2025-2030 Annual Rate	3.36%	2.19%	2.19%

Average Household Income			
2025 Average Household Income	\$103,737	\$103,748	\$102,024
2030 Average Household Income	\$115,416	\$115,591	\$113,766

Per Capita Income			
2025 Per Capita Income	\$41,413	\$40,677	\$39,626
2030 Per Capita Income	\$46,398	\$45,723	\$44,569
2025-2030 Annual Rate	2.30%	2.37%	2.38%

Income Equality			
2025 Gini Index	41.5	41.3	41.3

Socioeconomic Status			
2025 Socioeconomic Status Index	55.8	53.2	52.1

Housing Unit Summary			
Housing Affordability Index	100	101	101
2010 Total Housing Units	2,714	16,883	23,785
2010 Owner Occupied Hus (%)	66.0%	71.0%	72.5%
2010 Renter Occupied Hus (%)	34.0%	28.9%	27.5%
2010 Vacant Housing Units (%)	9.4%	7.5%	8.5%
2020 Housing Units	3,095	18,949	26,297
2020 Owner Occupied HUs (%)	56.9%	65.9%	67.5%
2020 Renter Occupied HUs (%)	43.1%	34.1%	32.5%
Vacant Housing Units	8.2%	6.6%	6.5%
2025 Housing Units	3,871	21,347	28,995
Owner Occupied Housing Units	49.3%	63.0%	65.9%
Renter Occupied Housing Units	50.7%	37.0%	34.1%
Vacant Housing Units	10.1%	7.1%	6.7%
2030 Total Housing Units	4,192	22,540	30,381
2030 Owner Occupied Housing Units	1,851	13,296	18,842
2030 Renter Occupied Housing Units	1,978	7,720	9,561
2030 Vacant Housing Units	363	1,525	1,979

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