



COLLISION CENTER FOR SALE

1900 N. State Route 291, Harrisonville, Missouri




CONFIDENTIAL - PLEASE DO NOT DISTURB CURRENT TENANT

Sale Price: \$1,500,000 | 6,704 SF Building on 1.09 Acres

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	1,049	10,772	13,855
Avg. Household Income	\$119,728	\$97,254	\$102,294

- Turn-key collision center
- Three 12' Drive-Thru doors
- One 16' Drive-In door
- One 10' Drive-In door
- Located at Harrisonville's busiest intersection
- Multiple adaptive uses

 [CLICK HERE TO VIEW MORE LISTING INFORMATION](#)

For More Information Contact: *Exclusive Agent*
 BILL MAAS, CCIM | 816.412.7392 | bmaas@blockandco.com

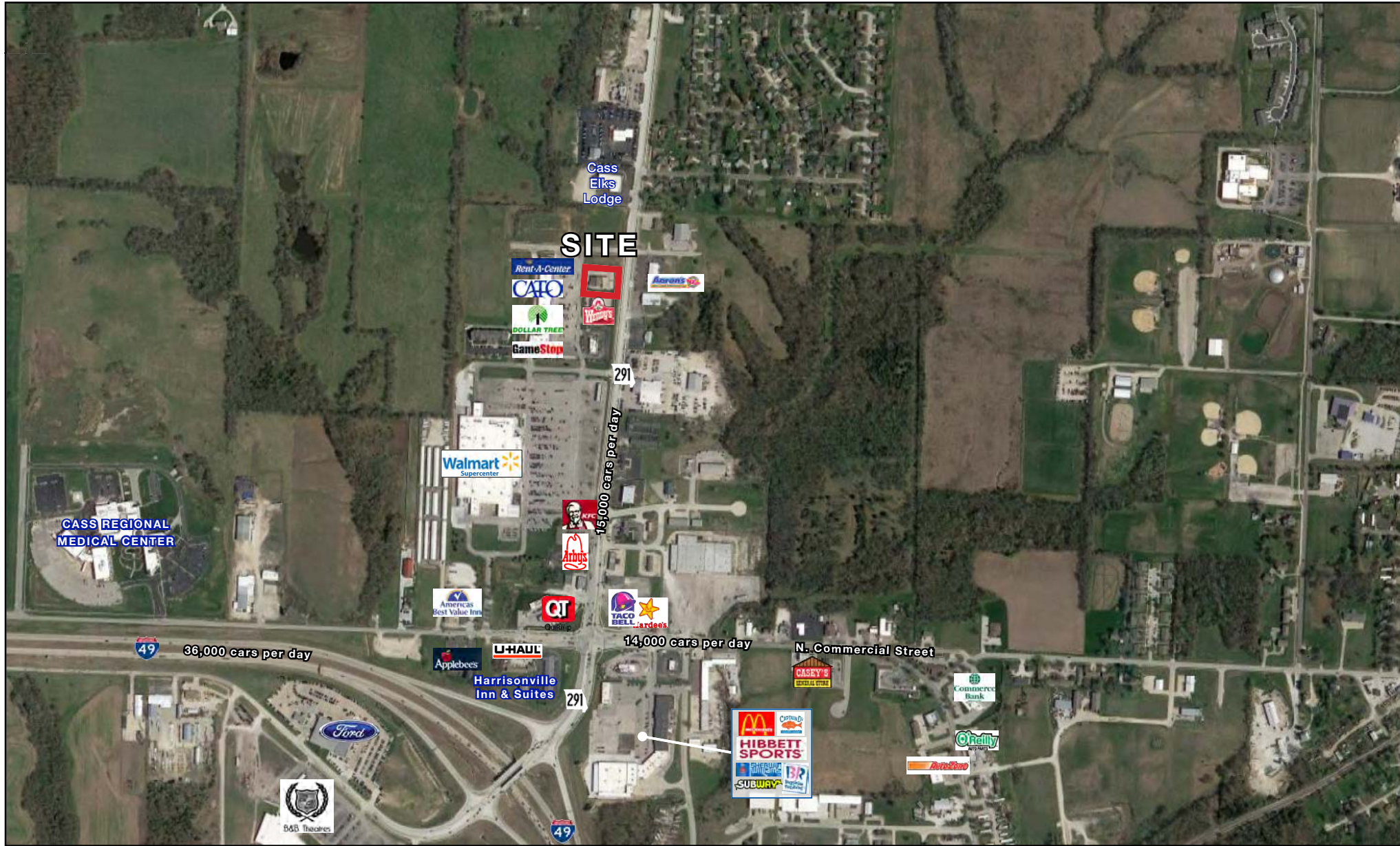




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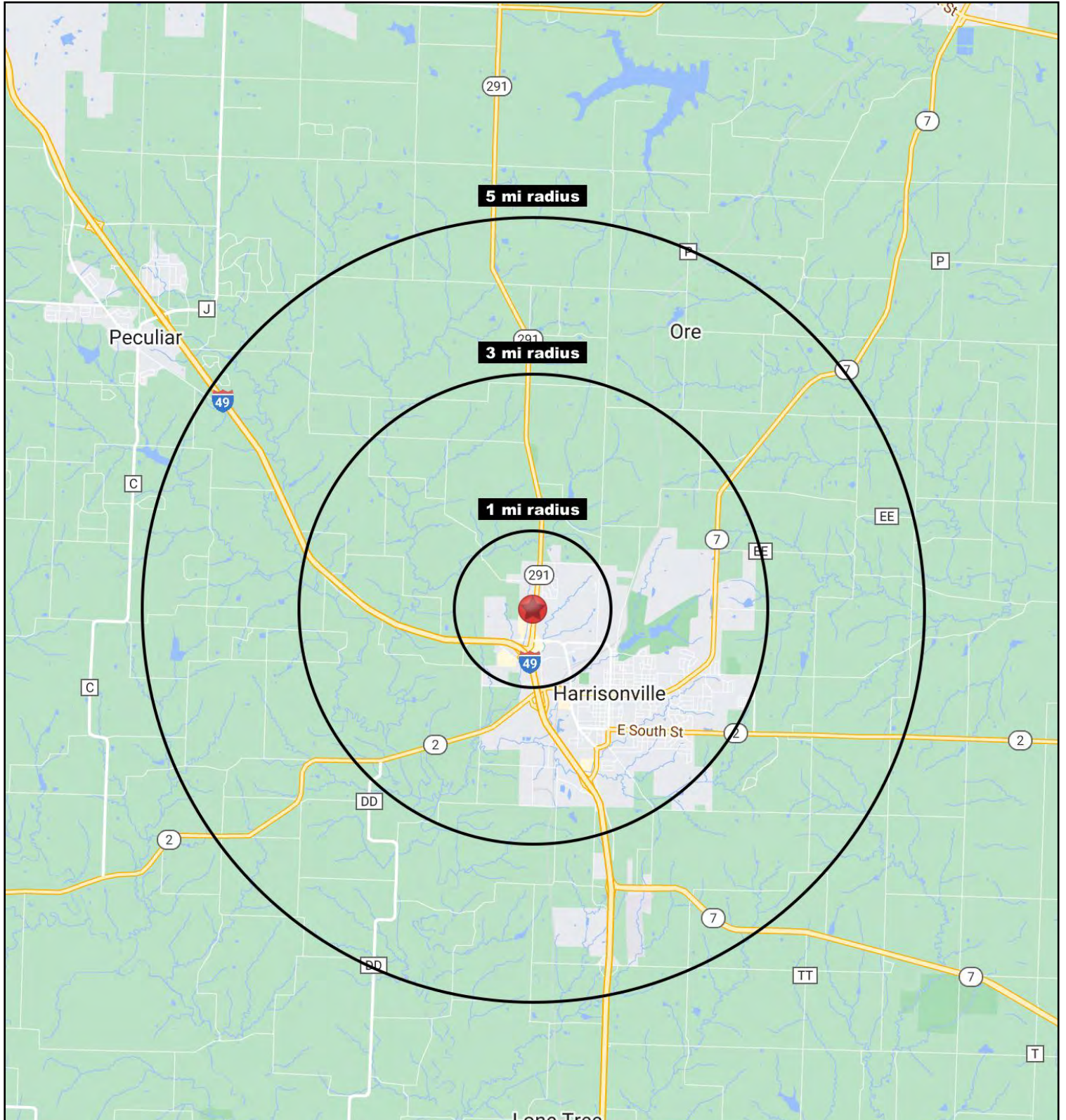
AERIAL





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1900 Rte 291 Harrisonville, MO 64701	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	1,049	10,772	13,855
2028 Projected Population	959	10,242	13,534
2020 Census Population	1,142	10,967	14,206
2010 Census Population	1,100	10,825	14,003
Projected Annual Growth 2023 to 2028	-1.7%	-1.0%	-0.5%
Historical Annual Growth 2010 to 2023	-0.4%	-	-
2023 Median Age	41.6	38.8	40.6
Households			
2023 Estimated Households	426	4,142	5,413
2028 Projected Households	381	3,881	5,218
2020 Census Households	459	4,266	5,488
2010 Census Households	432	4,143	5,321
Projected Annual Growth 2023 to 2028	-2.1%	-1.3%	-0.7%
Historical Annual Growth 2010 to 2023	-0.1%	-	0.1%
Race and Ethnicity			
2023 Estimated White	91.9%	91.6%	92.2%
2023 Estimated Black or African American	1.5%	2.4%	2.2%
2023 Estimated Asian or Pacific Islander	0.7%	0.8%	0.8%
2023 Estimated American Indian or Native Alaskan	0.3%	0.3%	0.3%
2023 Estimated Other Races	5.5%	4.8%	4.6%
2023 Estimated Hispanic	4.4%	3.6%	3.4%
Income			
2023 Estimated Average Household Income	\$119,728	\$97,254	\$102,294
2023 Estimated Median Household Income	\$57,630	\$70,609	\$75,177
2023 Estimated Per Capita Income	\$48,978	\$37,680	\$40,204
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	8.7%	2.9%	2.9%
2023 Estimated Some High School (Grade Level 9 to 11)	15.3%	7.6%	7.0%
2023 Estimated High School Graduate	39.7%	38.2%	36.6%
2023 Estimated Some College	22.6%	24.3%	24.4%
2023 Estimated Associates Degree Only	3.8%	7.8%	8.7%
2023 Estimated Bachelors Degree Only	6.2%	12.4%	13.3%
2023 Estimated Graduate Degree	3.7%	6.8%	7.2%
Business			
2023 Estimated Total Businesses	157	637	724
2023 Estimated Total Employees	2,000	5,577	6,255
2023 Estimated Employee Population per Business	12.8	8.8	8.6
2023 Estimated Residential Population per Business	6.7	16.9	19.1

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