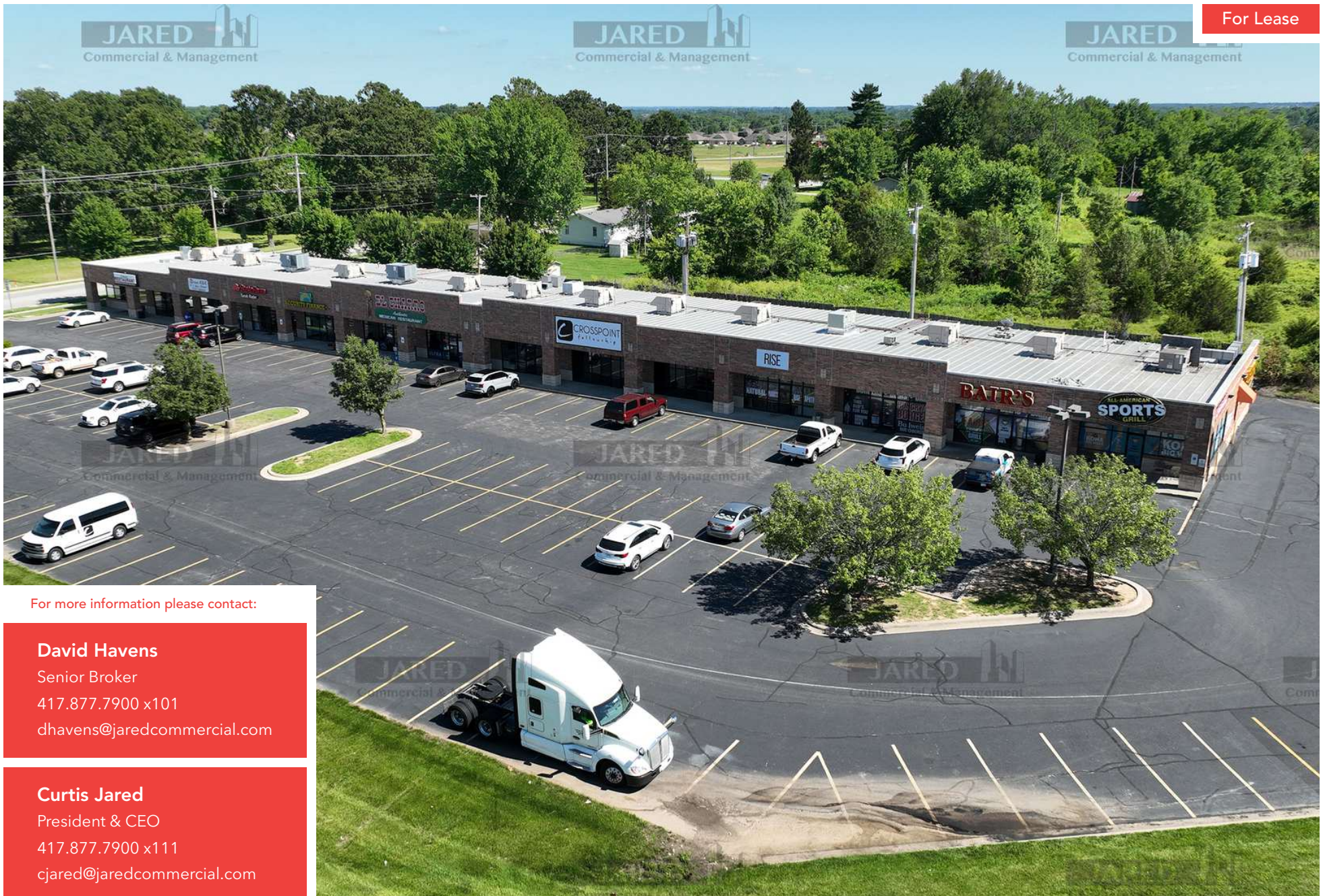


Town East Center



1644-1692 E US HWY 60, REPUBLIC, MO 65738

For Lease



For more information please contact:

David Havens

Senior Broker

417.877.7900 x101

dhavens@jaredcommercial.com

Curtis Jared

President & CEO

417.877.7900 x111

cjared@jaredcommercial.com

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | JaredCommercial.com



For Lease



PROPERTY DESCRIPTION

Discover an exceptional leasing opportunity at this prime property located on E US Highway 60 in Republic, MO. Boasting great visibility and easy access, this versatile space is perfectly positioned to attract a steady flow of potential customers. The property features a generous 138 parking spaces, ensuring ample convenience for tenants and visitors alike. With highway visibility, businesses can take advantage of heightened exposure to passing traffic, maximizing their reach and impact. Whether it's for retail, office, or other commercial purposes, this property offers a strategic location designed to elevate your business success.

PROPERTY HIGHLIGHTS

- Great Visibility & Easy Access.
- 138 Parking Spaces.
- Highway Visibility.

OFFERING SUMMARY

Lease Rate:	\$22.00 SF/yr (NNN)		
Available SF:	1,550 SF		
Lot Size:	2.4 Acres		
Building Size:	21,886 SF		

DEMOGRAPHICS

	1 MILE	3 MILES	6 MILES
Total Households	1,860	7,770	17,656
Total Population	4,818	20,721	46,554
Average HH Income	\$73,990	\$86,130	\$98,559

Town East Center



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SITE PLAN



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PYLON SIGN

For Lease

TOWN EAST

1600-1694

BAIR'S SPORTS GRILL

The Bent Penny Tavern

CROSSPOINT fellowship

EL CHARRO MEXICAN RESTAURANT

Studio 484 417-732-0484
HAIR DESIGNS WALK-INS WELCOME

SECURITY FINANCE

Jeannie's
RESTAURANT

Managed by

JARED

Commercial & Management

417-877-7900

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | JaredCommercial.com

JARED

Commercial & Management

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RETAILER MAP



For Lease

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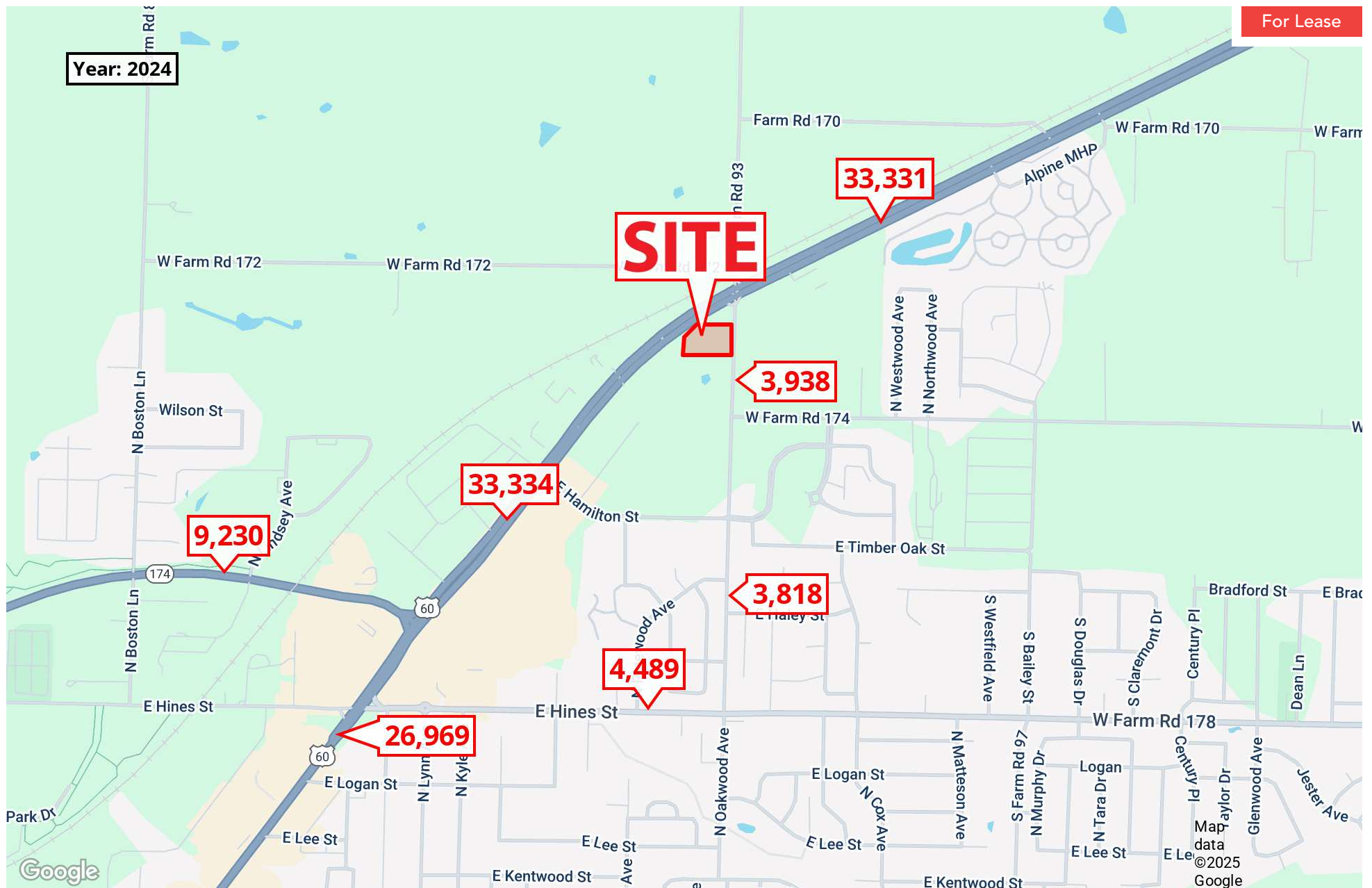
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RETAILER MAP



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DEMOGRAPHICS MAP & REPORT

POPULATION

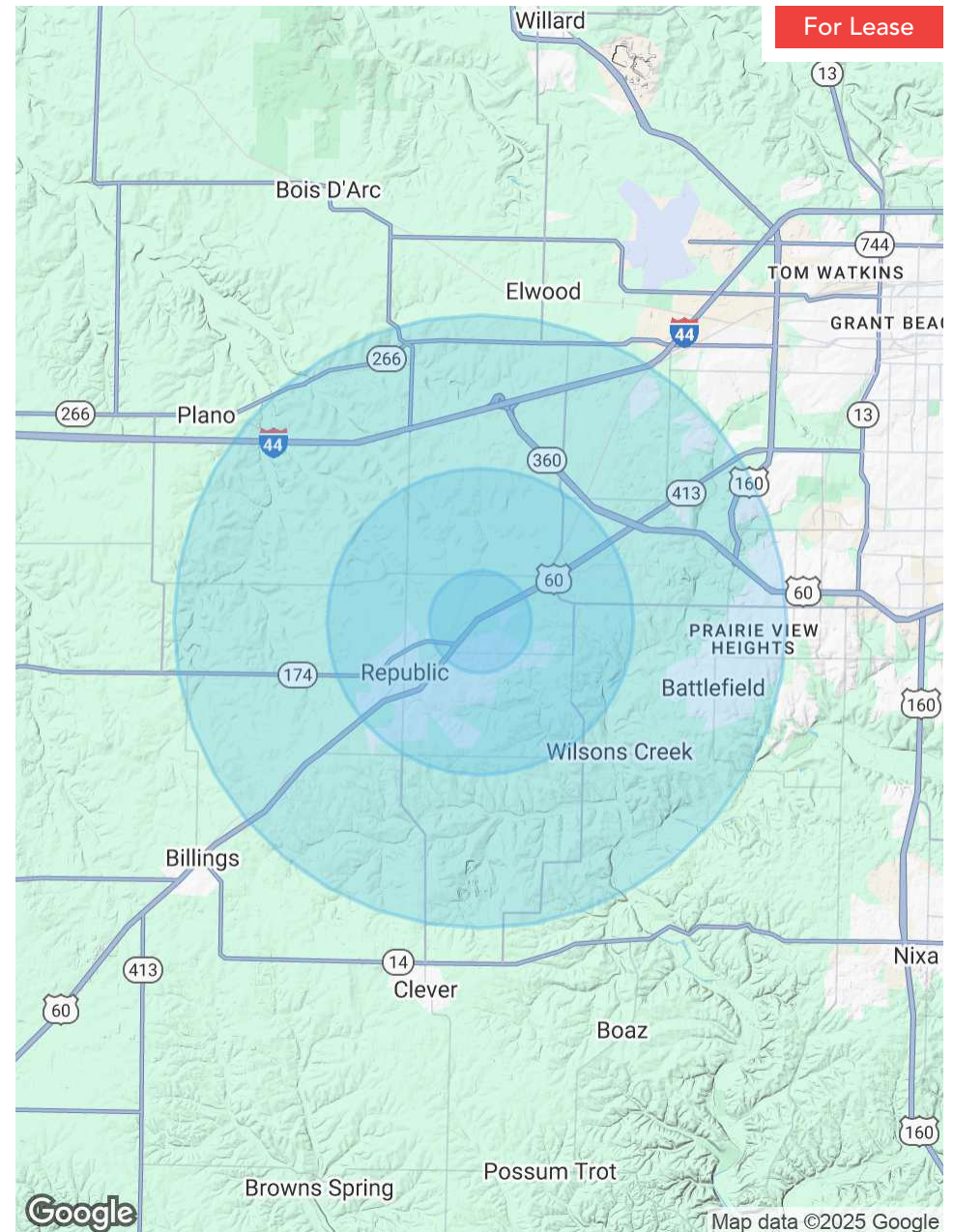
	1 MILE	3 MILES	6 MILES
Total Population	4,818	20,721	46,554
Average Age	36	37	38
Average Age (Male)	35	36	37
Average Age (Female)	36	38	39

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	6 MILES
Total Households	1,860	7,770	17,656
# of Persons per HH	2.6	2.7	2.6
Average HH Income	\$73,990	\$86,130	\$98,559
Average House Value	\$207,613	\$232,884	\$261,120

Demographics data derived from AlphaMap

For Lease



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DAVID HAVENS

Senior Broker

dhavens@jaredcommercial.com

Direct: 417.877.7900 x101 | Cell: 417.350.4771

MO #2015037234

EDUCATION

Bachelors Degree in Business Administration from University of Northern Colorado.

Entrepreneurship Certificate from University of Northern Colorado

CCIM Candidate

Missouri and Colorado Real Estate License

Business Brokerage Certificate- VR

MEMBERSHIPS

CCIM, ICSC, NAR, MAR.

Jared Commercial
2870 S Ingram Mill Rd Ste A
Springfield, MO 65804
417.877.7900

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | JaredCommercial.com



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ADVISOR BIO

For Lease



CURTIS JARED

President & CEO

cjared@jaredcommercial.com

Direct: 417.877.7900 x111 | Cell: 417.840.9001

MO #2012016985

EDUCATION

BA - Drury University
Real Estate License

MEMBERSHIPS

BOMA International
ICSC
Missouri Realtors
National Association of Realtors

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