

# DEVELOPMENT SITE FOR SALE

**±72.65 Acres**



L A N D   F O R   S A L E



**MIDWEST CAPITAL  
REALTY ADVISORS**

Commercial Real Estate Services

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# ±72.65 Acre Development Site Near Staley High School & Golf Course!

Staley High School



## FOR SALE

### ±72.65 Acre Prime Development Site

#### USES:

Ideal for commercial & Residential development

#### PRICE:

~~\$10,268,488~~ **\$7,650,000** / \$2.42 ±SF

#### ZONING:

B2-2, R-0.5, R-7.5

#### LOCATION:

Site is located near Staley High School, one Missouri's top rated high schools. Adjacent to diamond interchange off I-435 & N Woodland Ave, just minutes from the new 1M Square Foot, 39 Gate, Kansas City International Airport. Easy access to I-435, NE Cunningham Dr and Hwy 169. All utilities available near site.

#### SUMMARY:

Excellent location in growing Kansas City North. Surrounding area includes exceptional housing options, Staley Farms Golf Club and residential development, first rate school district, shops, restaurants, lodging, parks and recreation.



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## AERIAL MAP - 11600 N Woodland Ave, Kansas City, MO 64155



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