



PRIME LEE'S SUMMIT RETAIL

908 E. Chipman Road, Lee's Summit, Missouri



Sale Price: \$875,000 | Lease Rate: \$120,000/Year

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	14,064	53,246	86,001
Avg. Household Income	\$82,098	\$95,302	\$111,141

- 5,000 SF building on 25,238 SF lot
- Located in the heart of Lee's Summit's major retail area at the intersection of 291 Highway & Chipman Road
- High traffic counts and great visibility
- Multiple uses
- Join At Home, Sprouts Farmers Market, Chipotle, Jason's Deli, Five Guys Burgers & Fries, Gus's World Famous Fried Chicken, Andy's Frozen Custard, Scooters Coffee and many other local and regional tenants



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

BILL MAAS, CCIM | 816.412.7392 | bmaas@blockandco.com

Exclusive Agent

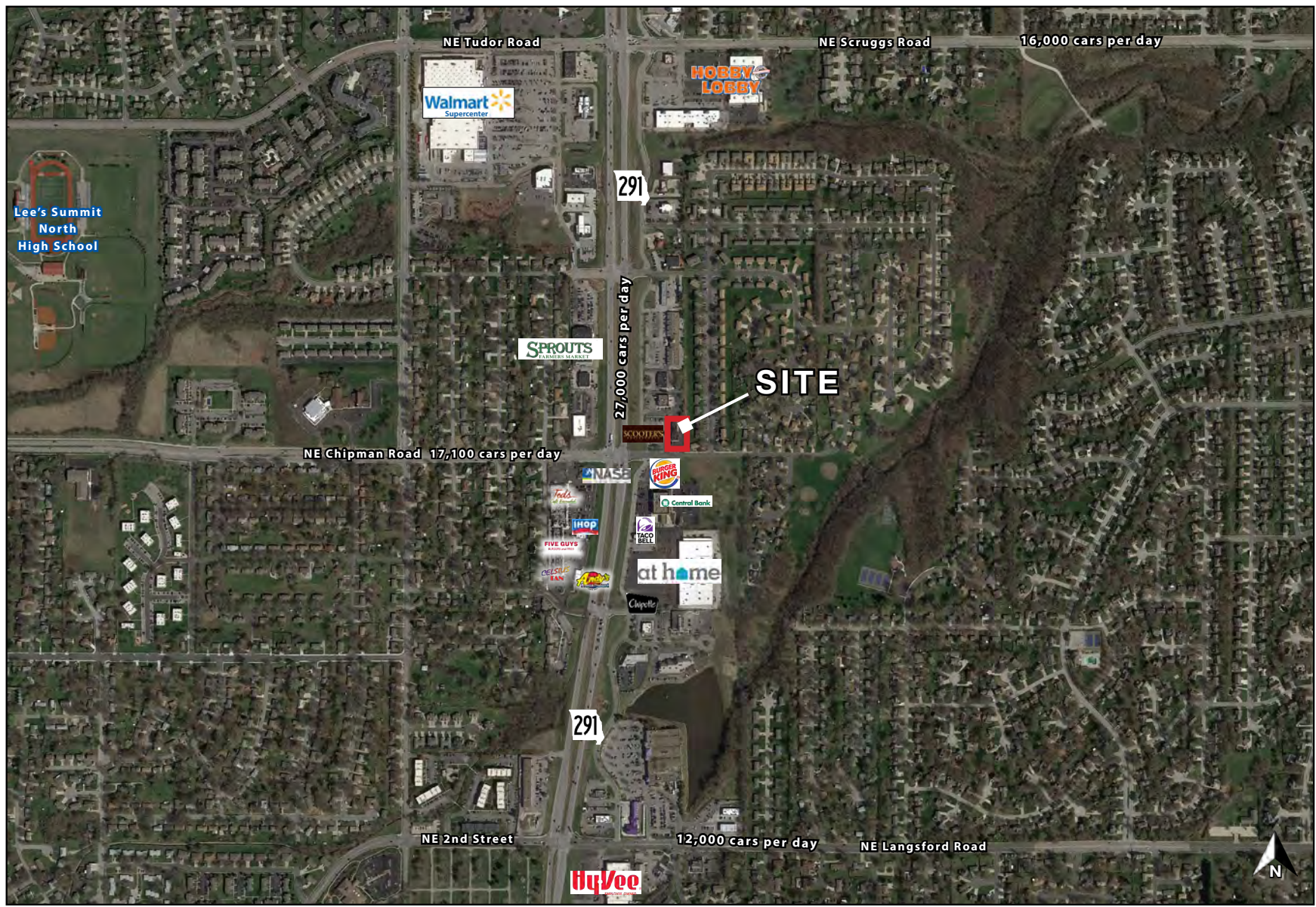




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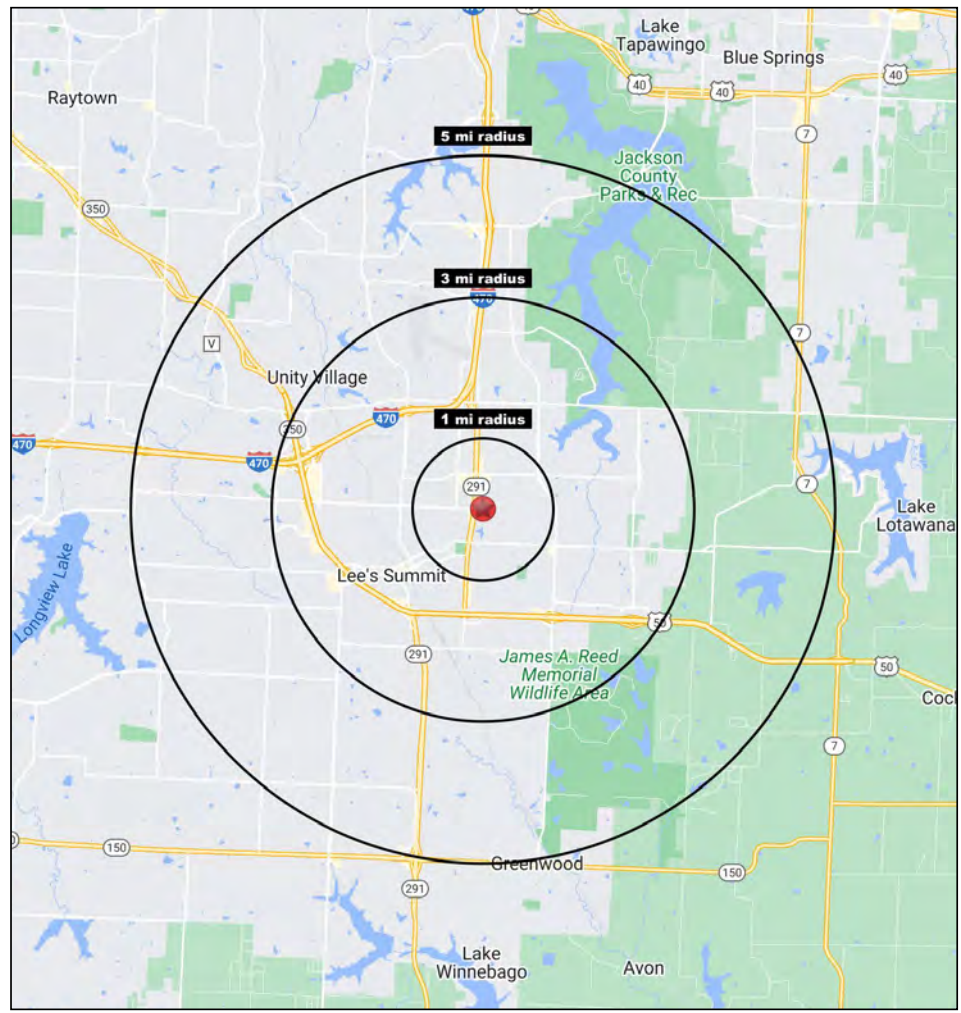
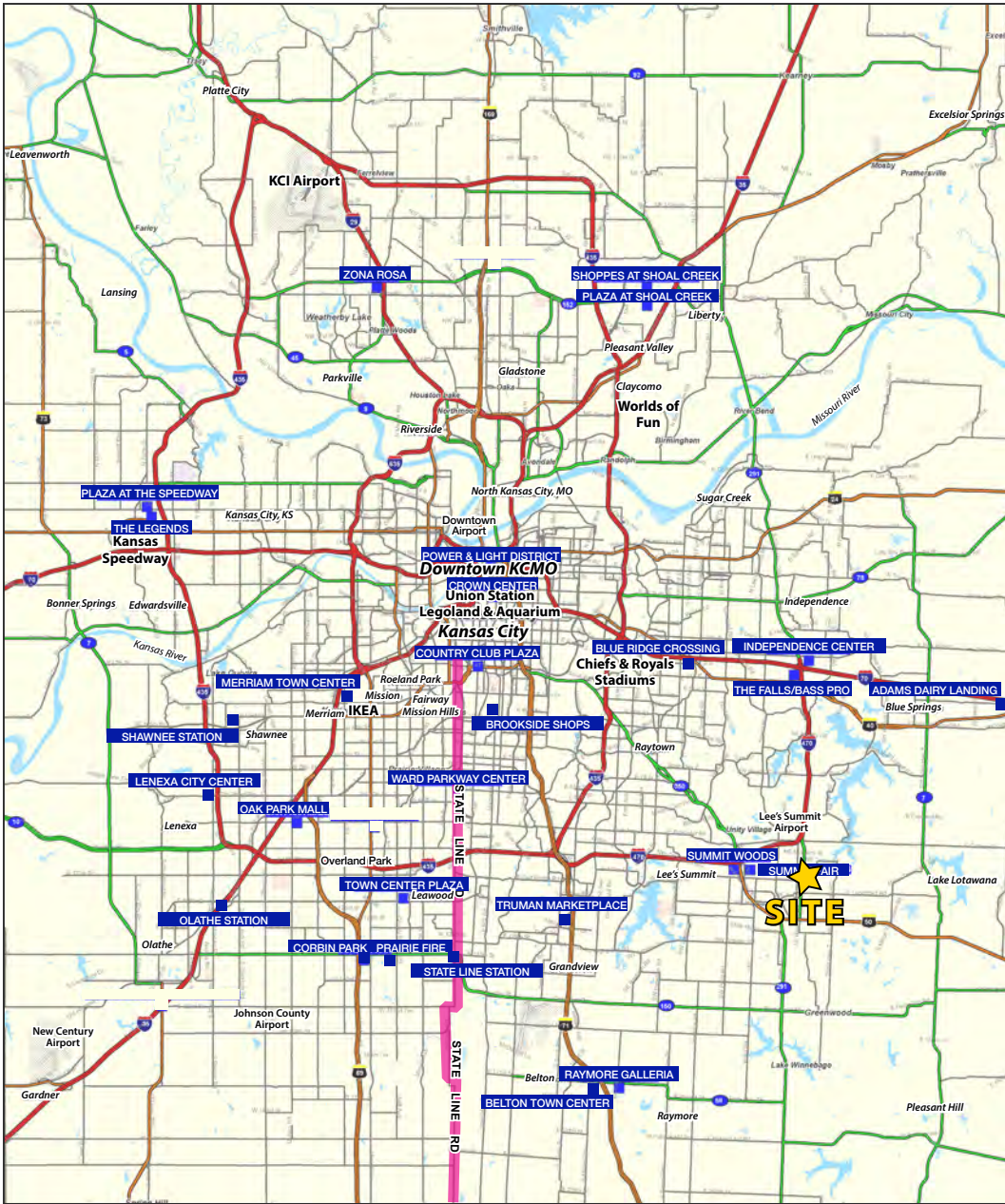
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908 E Chipman Rd Lee's Summit, MO 64086	1 mi radius	3 mi radius	5 mi radius
Population			
2022 Estimated Population	14,064	53,246	86,001
2027 Projected Population	14,060	55,285	89,204
2020 Census Population	14,051	53,033	86,071
2010 Census Population	13,699	50,750	78,287
Projected Annual Growth 2022 to 2027	-	0.8%	0.7%
Historical Annual Growth 2010 to 2022	0.2%	0.4%	0.8%
2022 Median Age	35.2	37.7	38.9
Households			
2022 Estimated Households	5,881	21,549	33,268
2027 Projected Households	5,815	22,335	34,348
2020 Census Households	5,838	21,290	33,021
2010 Census Households	5,568	20,059	29,752
Projected Annual Growth 2022 to 2027	-0.2%	0.7%	0.6%
Historical Annual Growth 2010 to 2022	0.5%	0.6%	1.0%
Race and Ethnicity			
2022 Estimated White	74.3%	78.5%	78.2%
2022 Estimated Black or African American	14.4%	11.5%	12.1%
2022 Estimated Asian or Pacific Islander	2.2%	2.1%	2.3%
2022 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.2%
2022 Estimated Other Races	8.9%	7.7%	7.1%
2022 Estimated Hispanic	7.3%	6.2%	5.6%
Income			
2022 Estimated Average Household Income	\$82,098	\$95,302	\$111,141
2022 Estimated Median Household Income	\$65,600	\$81,964	\$91,907
2022 Estimated Per Capita Income	\$34,351	\$38,601	\$43,057
Education (Age 25+)			
2022 Estimated Elementary (Grade Level 0 to 8)	1.5%	1.7%	1.5%
2022 Estimated Some High School (Grade Level 9 to 11)	2.5%	2.5%	2.1%
2022 Estimated High School Graduate	22.1%	22.5%	20.3%
2022 Estimated Some College	24.7%	21.8%	20.8%
2022 Estimated Associates Degree Only	10.7%	9.7%	8.3%
2022 Estimated Bachelors Degree Only	25.0%	26.9%	28.1%
2022 Estimated Graduate Degree	13.5%	15.0%	18.8%
Business			
2022 Estimated Total Businesses	387	2,499	3,375
2022 Estimated Total Employees	5,044	31,641	39,571
2022 Estimated Employee Population per Business	13.0	12.7	11.7
2022 Estimated Residential Population per Business	36.4	21.3	25.5

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