

Pad Site for Sale

SW of 150 Highway and 291 Highway
Parcel #70-820-07-22-00-0-00-000



For Sale: \$950,000



Property Highlights:

- Size: 10.79 +/- Acres, 470,012 +/- SF
- Price: \$950,000
- Southwest corner of highways 150 & 291
- 652' frontage on SW Raintree Drive
- Visibility from Raintree Drive & 291 Highway
- Near retail, restaurants, and residential

Opes Commercial Real Estate

Office: (816) 384-2900

1804 Swift St. Ste. 101 North Kansas City, MO 64116

For More Information:

Nate Prather | Office: (816) 268-4483

ntprather@opescre.com

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Area Demographics

POPULATION	2 MILES	5 MILES	10 MILES
2025 Total Population	18,770	61,577	241,954
2030 Population Projection	19,155	62,797	24,587
Annual Growth 2025-2030	0.4%	0.4%	0.5%
Median Age	41.4	40.1	39.6
HOUSEHOLDS	2 MILES	5 MILES	10 MILES
2025 Households	6,664	22,682	92,542
2025-2030 HH Growth	0.4%	0.4%	0.5%
Average HH Size	2.8	2.7	2.6
Median HH Income	\$119,642	\$104,692	\$85,841
HOUSING	2 MILES	5 MILES	10 MILES
Median Home Value	\$369,210	\$331,770	\$287,401
Median Year Built	1998	1994	1987

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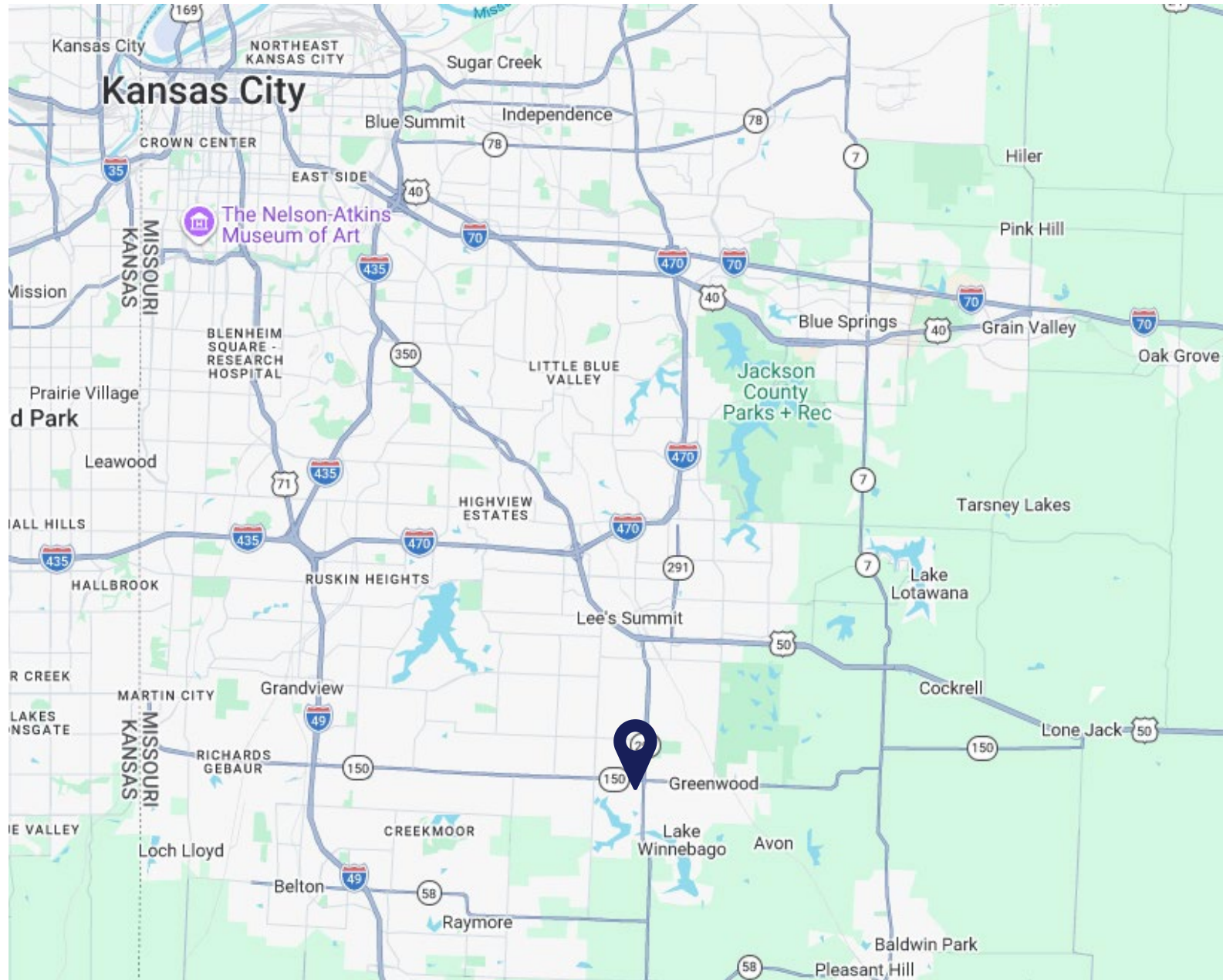


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