



RAINTREE VILLAGE SHOPPING CENTER

RETAIL SPACE AVAILABLE FOR LEASE

150 Hwy & SW Ward Rd (SEC), Lee's Summit, MO



LEASE RATE \$20/SF NNN | 1,139 SF SPACE

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	9,709	29,137	72,035
Avg. Household Income	\$154,266	\$150,517	\$132,536

- 33,340 SF shopping center on 8.06 acres
- Great opportunity to get in at low market rents
- Recent updates completed with no deferred maintenance
- Located off 150 Highway in a growing suburb of Greater Kansas City
- Beautifully maintained neighborhood center
- New Walmart Supercenter and multiple other developments in the immediate vicinity

For More Information Contact:

Exclusive Agents

GARRETT COHOON | 816.412.7365 | gcohoon@blockandco.com

CARSON ST. CLAIR | 816.412.7306 | cstclair@blockandco.com



CLICK HERE TO VIEW MORE LISTING INFORMATION





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PHOTOS





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AERIAL





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AERIAL



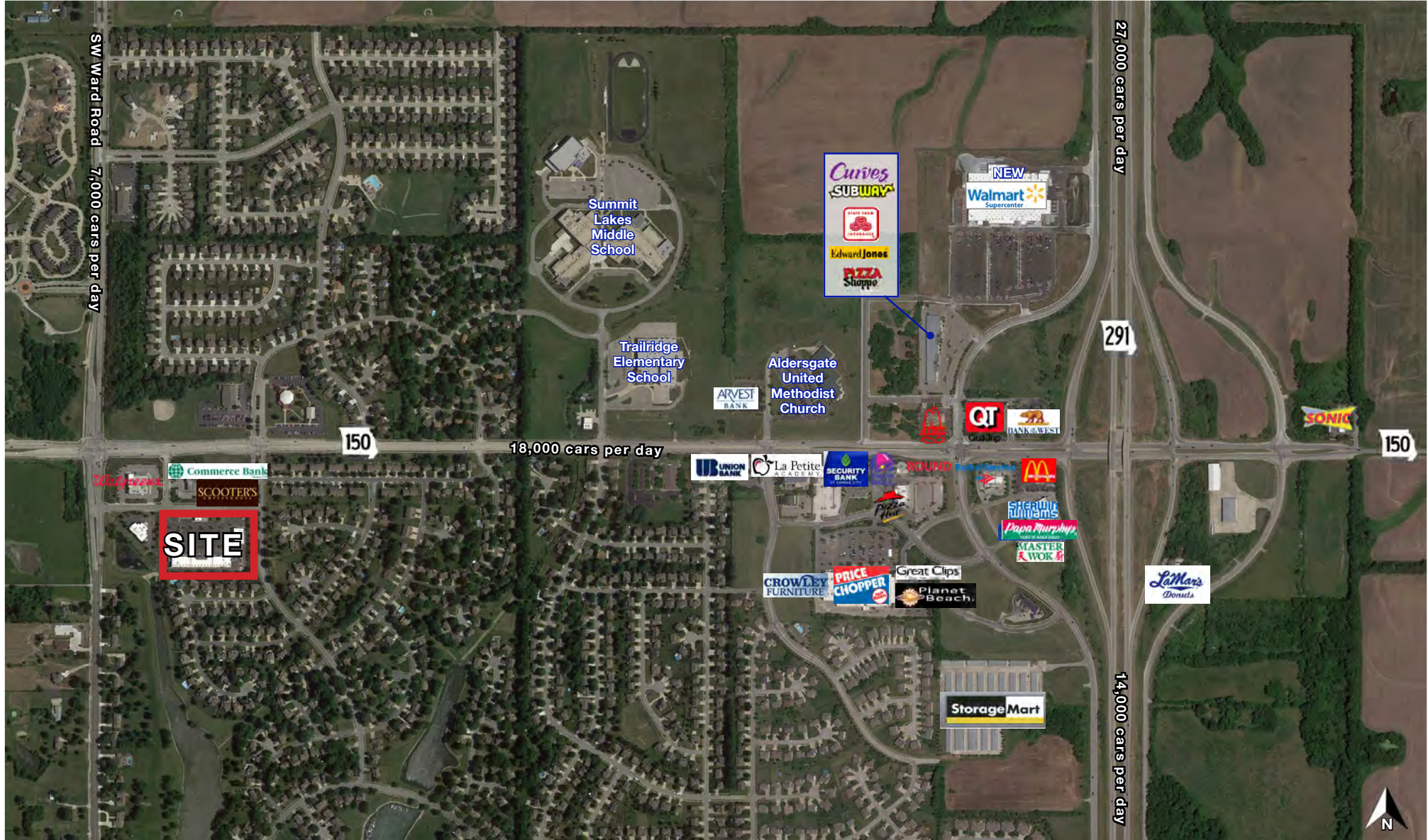


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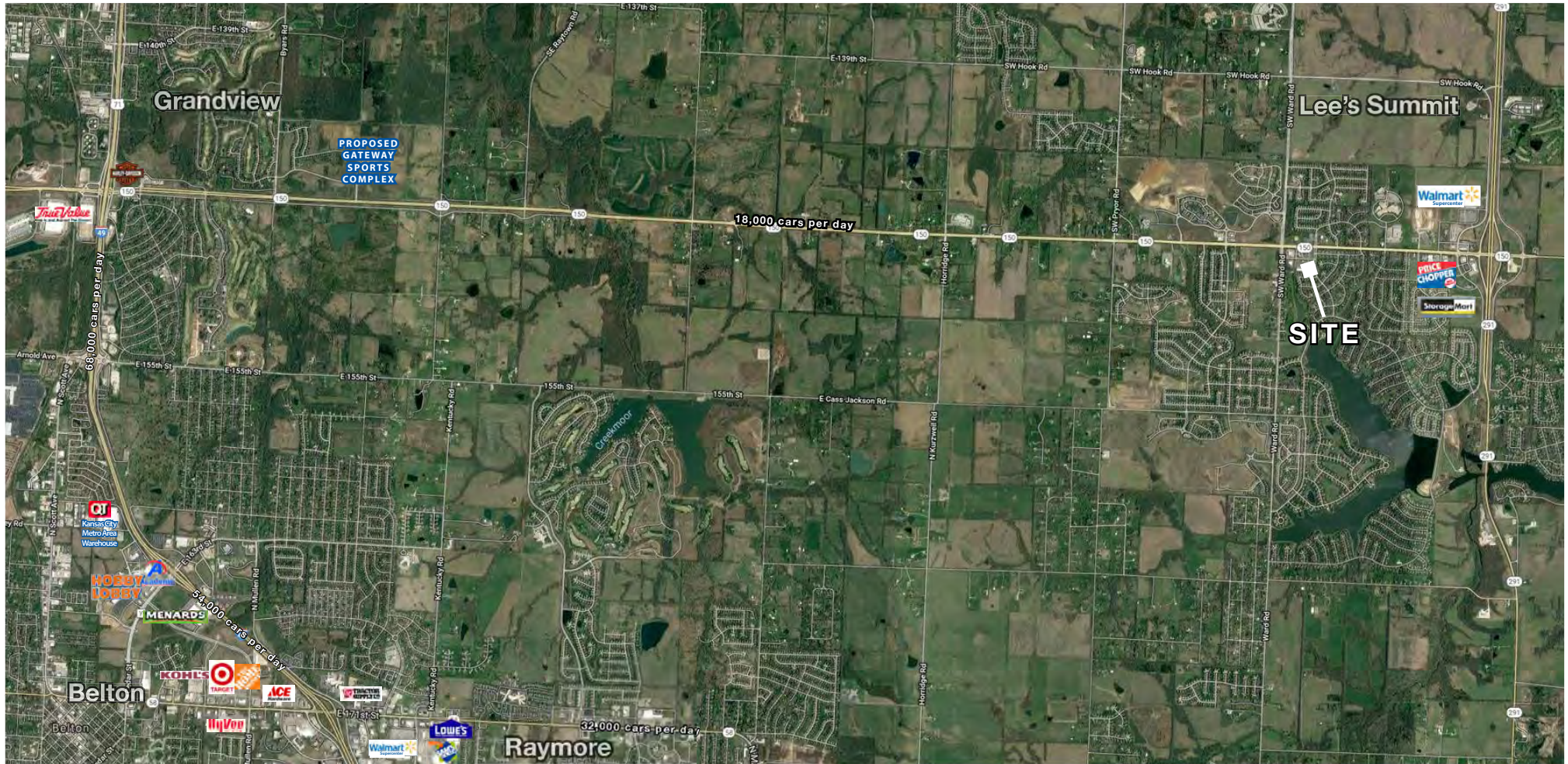


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SITE PLAN



Suite #	Tenant	Square Feet
813	Love Coffee	922
821	Kids to Leaders Martial Arts	3,629
829	Kids Physical Therapy	1,602
833	UPS Store	1,627
837	WestSide Bar & Grill	3,148
845	Peace Paws Grooming	735
849	Peace Paws Grooming	1,133
857A	Salon	1,633
857B	Royal Nutrition	1,200
861	Salon	1,350
865	Papa John's	1,372
869	ETC Physical Therapy	1,400
873	State Fam	1,139
877	Snap Fitness	1,478
883	Snap Fitness	2,768
889	Dream Nails	1,378
891	AVAILABLE	1,300
893	Simply Threads	1,926
899	La Fuente Mexican Restaurant	3,600
TOTAL		33,340



All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.

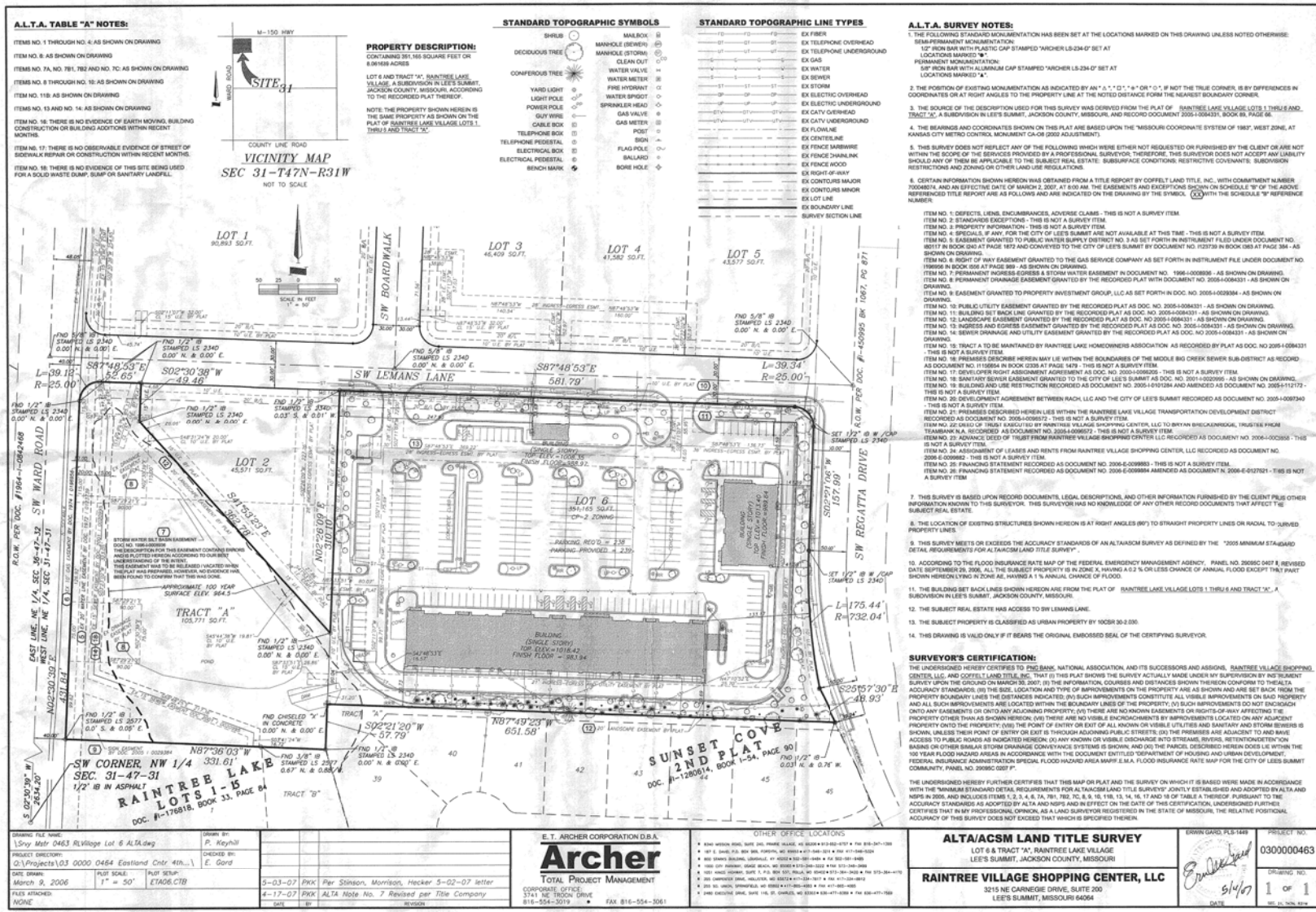


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SURVEY



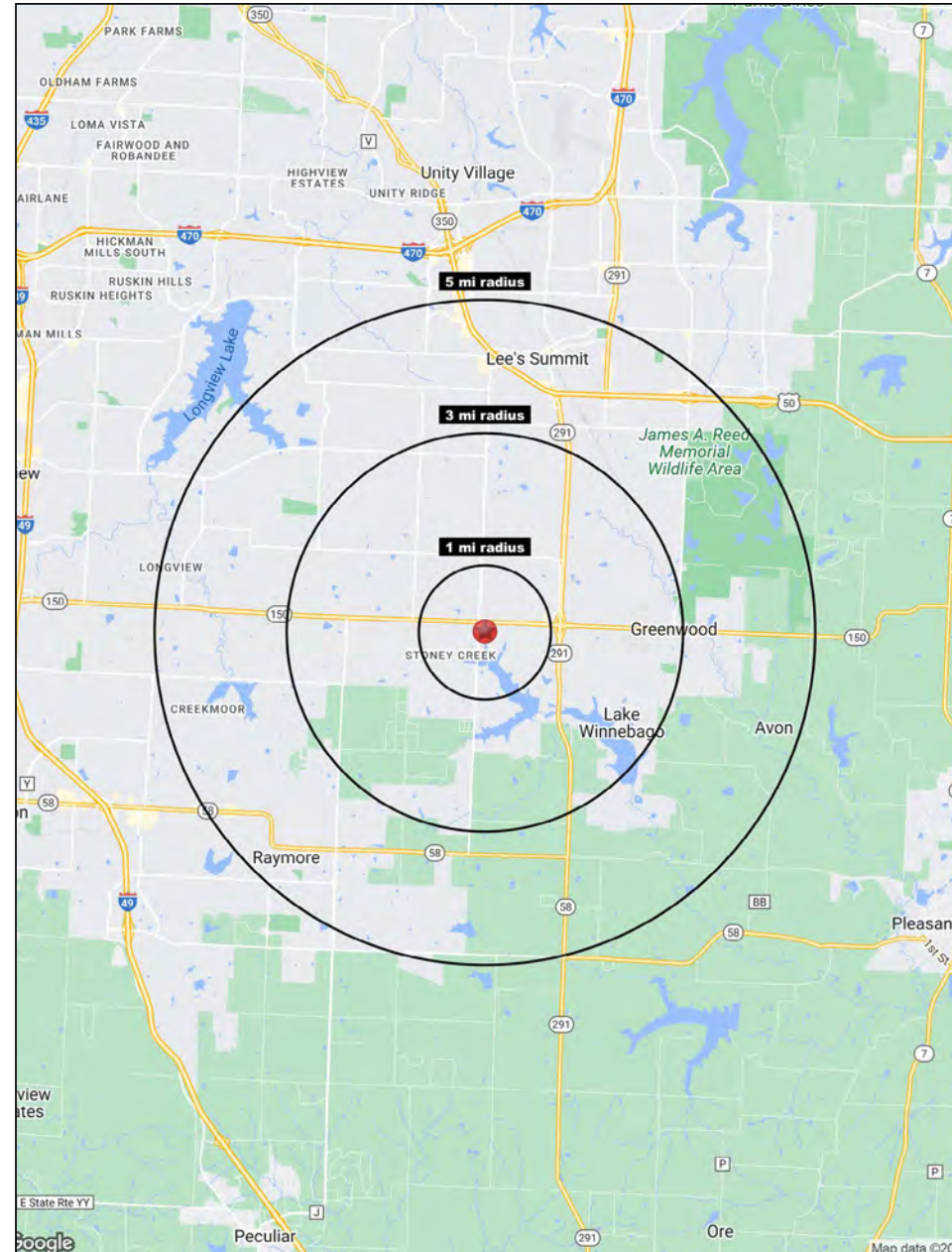
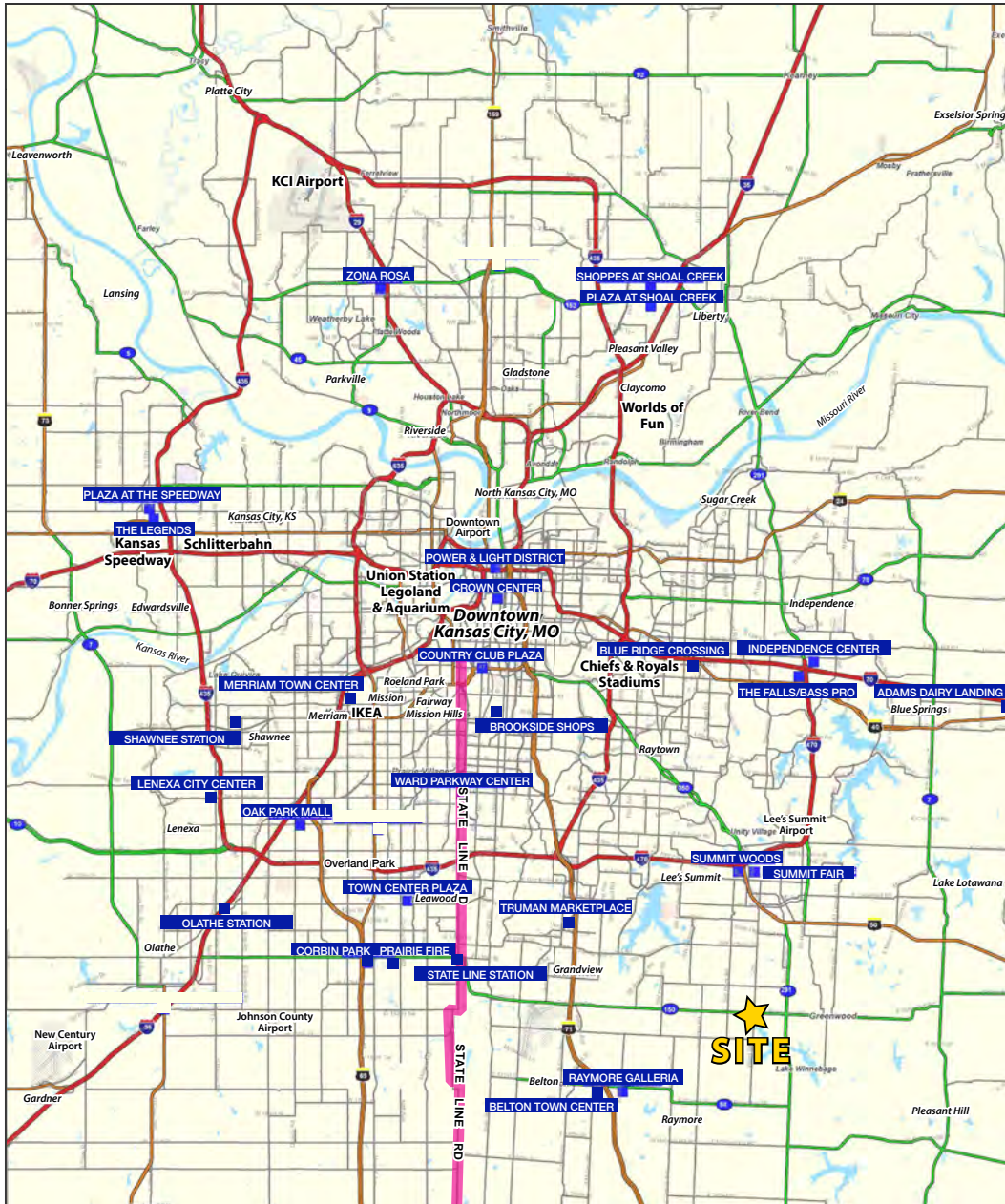
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817-899 SW Lemans Lane Lee's Summit, MO 64082	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	9,709	29,137	72,035
2028 Projected Population	12,058	33,768	78,767
2020 Census Population	8,394	27,070	70,386
2010 Census Population	7,111	22,699	62,053
Projected Annual Growth 2023 to 2028	4.8%	3.2%	1.9%
Historical Annual Growth 2010 to 2023	2.8%	2.2%	1.2%
2023 Median Age	36.8	38.3	39.5
Households			
2023 Estimated Households	3,654	10,810	28,447
2028 Projected Households	4,481	12,337	30,520
2020 Census Households	3,061	9,543	26,633
2010 Census Households	2,507	7,906	23,454
Projected Annual Growth 2023 to 2028	4.5%	2.8%	1.5%
Historical Annual Growth 2010 to 2023	3.5%	2.8%	1.6%
Race and Ethnicity			
2023 Estimated White	78.2%	82.2%	82.2%
2023 Estimated Black or African American	13.0%	10.0%	9.7%
2023 Estimated Asian or Pacific Islander	2.8%	2.0%	1.9%
2023 Estimated American Indian or Native Alaskan	0.2%	0.2%	0.2%
2023 Estimated Other Races	5.8%	5.6%	6.0%
2023 Estimated Hispanic	5.2%	4.8%	5.0%
Income			
2023 Estimated Average Household Income	\$154,266	\$150,517	\$132,536
2023 Estimated Median Household Income	\$132,085	\$127,064	\$108,426
2023 Estimated Per Capita Income	\$58,066	\$55,857	\$52,364
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	1.0%	0.8%	1.4%
2023 Estimated Some High School (Grade Level 9 to 11)	1.9%	1.9%	2.0%
2023 Estimated High School Graduate	19.5%	19.2%	20.9%
2023 Estimated Some College	17.9%	19.5%	21.8%
2023 Estimated Associates Degree Only	8.3%	8.8%	9.4%
2023 Estimated Bachelors Degree Only	33.1%	31.2%	27.6%
2023 Estimated Graduate Degree	18.3%	18.5%	16.8%
Business			
2023 Estimated Total Businesses	258	686	2,536
2023 Estimated Total Employees	1,284	4,033	18,679
2023 Estimated Employee Population per Business	5.0	5.9	7.4
2023 Estimated Residential Population per Business	37.6	42.5	28.4

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