



# THE PLAZA AT SHOAL CREEK

8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri



## 1,495 & 2,415 SF END CAP SPACES FOR LEASE

### DEMOGRAPHICS

|                       | 1 mile    | 3 miles   | 5 miles   |
|-----------------------|-----------|-----------|-----------|
| Estimated Population  | 5,467     | 50,941    | 104,696   |
| Avg. Household Income | \$102,474 | \$125,480 | \$123,413 |

- Arguably the #1 regional market in the metropolitan area
- Center includes Aldi and JC Penney anchors on a major commercial intersection in the Kansas City/Liberty, MO trade area
- Join over one million sq ft of traffic generators at this intersection including JC Penney, Kohl's, Home Depot, Walmart Supercenter, Super Target, Bed Bath & Beyond, Sprouts, Best Buy, and many others
- The City of Liberty is recognized by CNN/Money Magazine as the 7th Best Place to Live in America



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

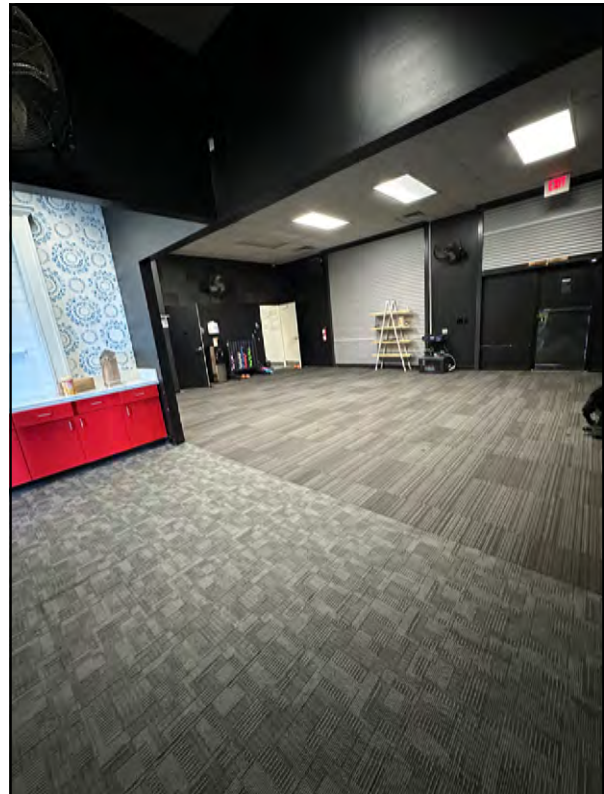
TONY DETOMMASO | 816.412.7308 | [tdetommaso@blockandco.com](mailto:tdetommaso@blockandco.com)

DAVID BLOCK | 816.412.7400 | [dblock@blockandco.com](mailto:dblock@blockandco.com)

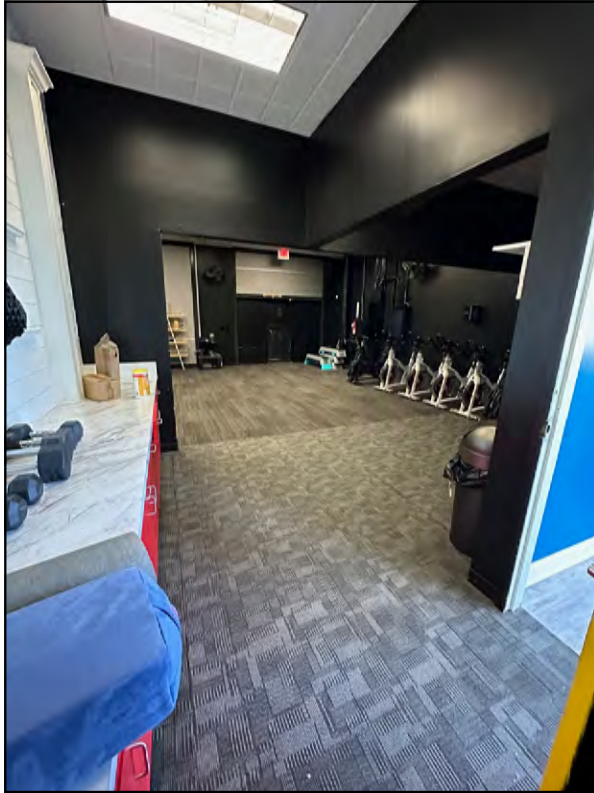
Exclusive Agents



SPACE PHOTOS



SPACE PHOTOS





# THE PLAZA AT SHOAL CREEK

8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri

AERIAL



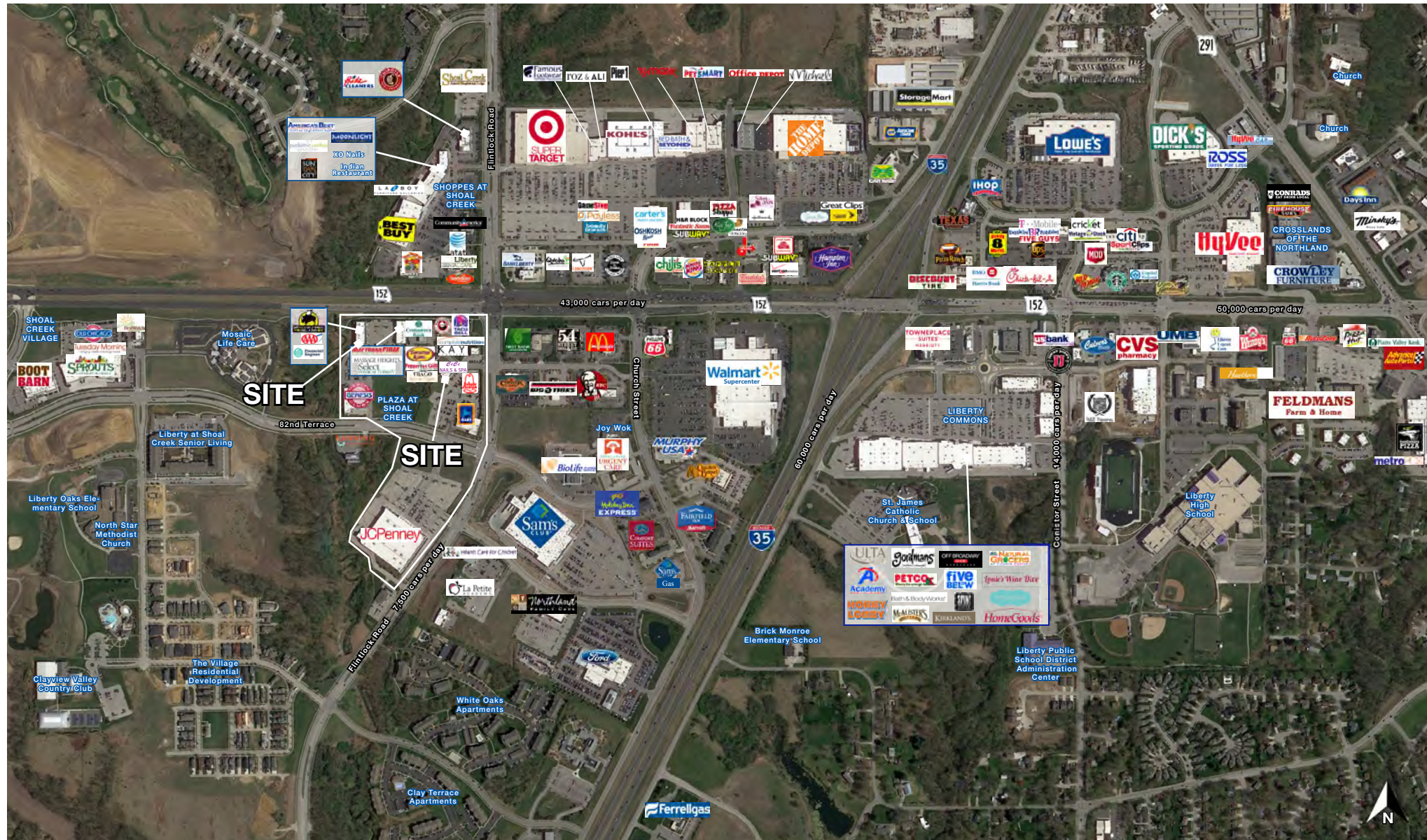
All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.



# THE PLAZA AT SHOAL CREEK

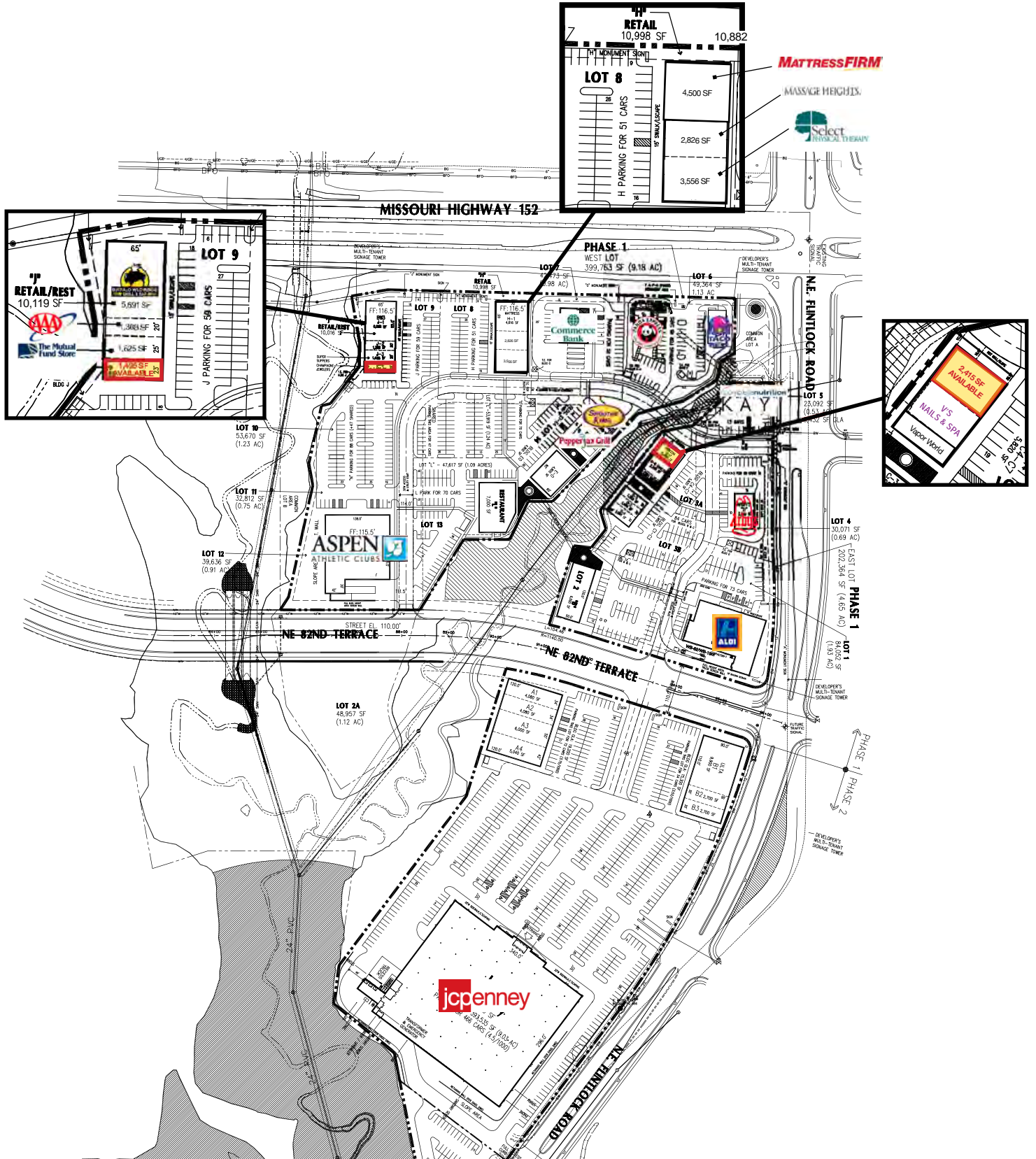
8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri

AERIAL



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.

## SITE PLAN



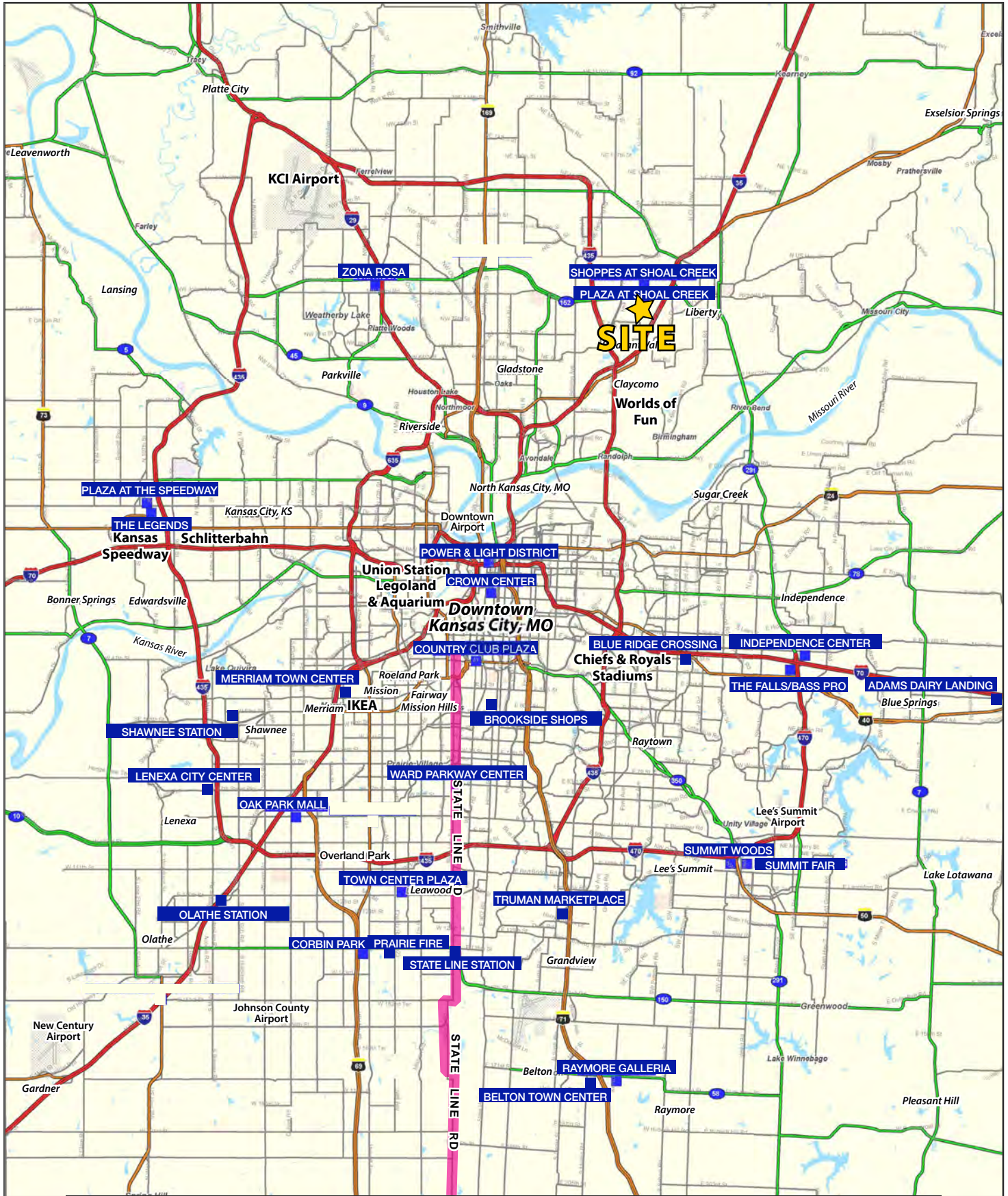
## CO-TENANTS





# THE PLAZA AT SHOAL CREEK

8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri

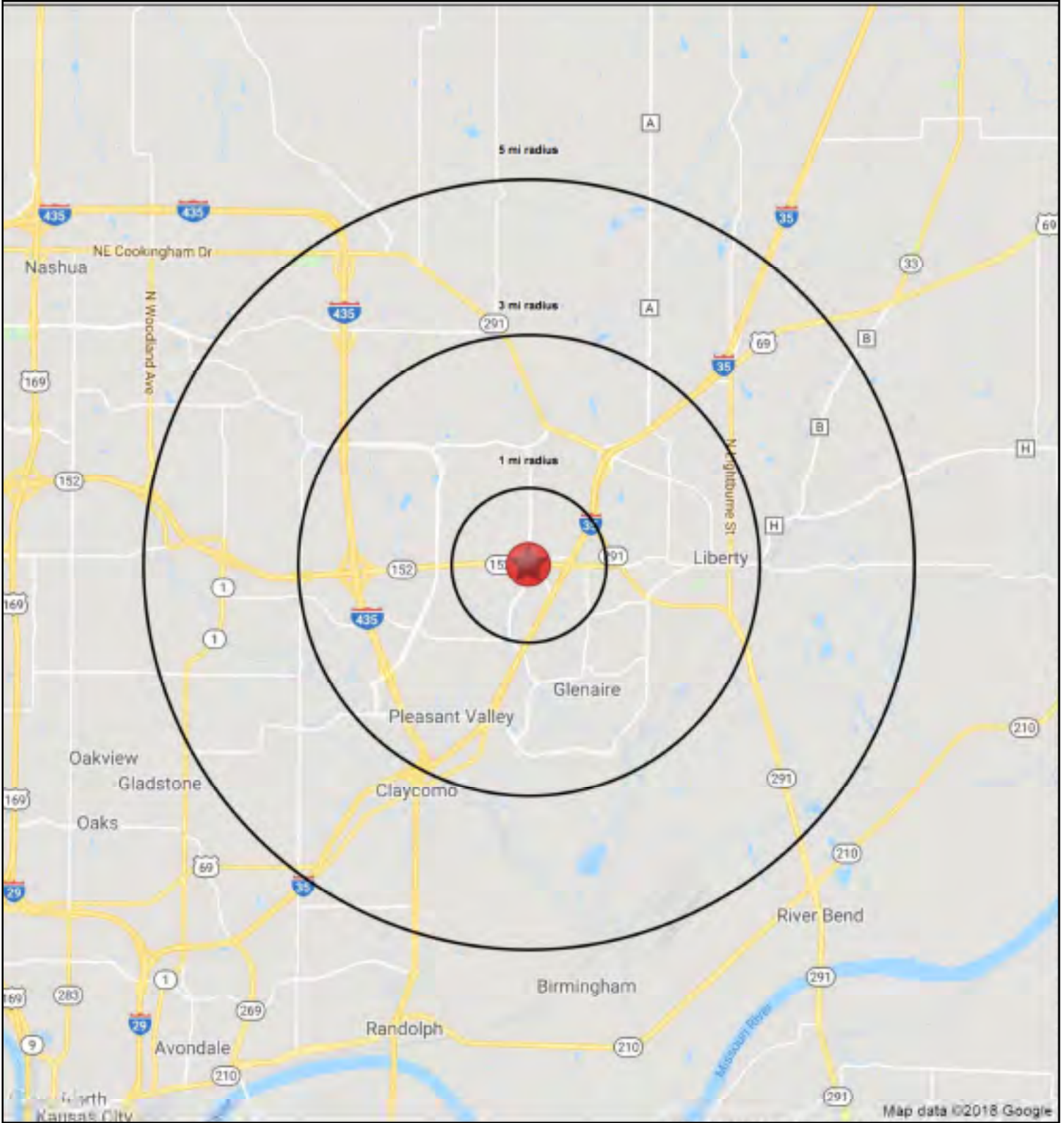






# THE PLAZA AT SHOAL CREEK

8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri





# THE PLAZA AT SHOAL CREEK

8300-8306 N. Oxford | 152 Hwy & Flintlock Rd. (SWQ)  
Kansas City/Liberty, Missouri

| 8304 N Oxford Ave<br>Kansas City, MO 64158            | 1 mi<br>radius | 3 mi<br>radius | 5 mi<br>radius |
|---|----------------|----------------|----------------|
| <b>Population</b>                                     |                |                |                |
| 2023 Estimated Population                             | 5,467          | 50,941         | 104,696        |
| 2028 Projected Population                             | 5,634          | 52,559         | 109,963        |
| 2020 Census Population                                | 5,393          | 50,031         | 102,674        |
| 2010 Census Population                                | 3,246          | 41,624         | 86,742         |
| Projected Annual Growth 2023 to 2028                  | 0.6%           | 0.6%           | 1.0%           |
| Historical Annual Growth 2010 to 2023                 | 5.3%           | 1.7%           | 1.6%           |
| 2023 Median Age                                       | 33.9           | 36.4           | 36.8           |
| <b>Households</b>                                     |                |                |                |
| 2023 Estimated Households                             | 2,327          | 19,425         | 39,967         |
| 2028 Projected Households                             | 2,442          | 20,446         | 42,738         |
| 2020 Census Households                                | 2,273          | 18,821         | 38,676         |
| 2010 Census Households                                | 1,332          | 15,275         | 32,404         |
| Projected Annual Growth 2023 to 2028                  | 1.0%           | 1.1%           | 1.4%           |
| Historical Annual Growth 2010 to 2023                 | 5.7%           | 2.1%           | 1.8%           |
| <b>Race and Ethnicity</b>                             |                |                |                |
| 2023 Estimated White                                  | 80.4%          | 83.0%          | 81.8%          |
| 2023 Estimated Black or African American              | 8.6%           | 6.2%           | 7.0%           |
| 2023 Estimated Asian or Pacific Islander              | 4.0%           | 3.7%           | 3.3%           |
| 2023 Estimated American Indian or Native Alaskan      | 0.3%           | 0.3%           | 0.3%           |
| 2023 Estimated Other Races                            | 6.8%           | 6.8%           | 7.5%           |
| 2023 Estimated Hispanic                               | 6.4%           | 6.1%           | 7.1%           |
| <b>Income</b>   |                |                |                |
| 2023 Estimated Average Household Income               | \$102,474      | \$125,480      | \$123,413      |
| 2023 Estimated Median Household Income                | \$96,537       | \$107,146      | \$102,958      |
| 2023 Estimated Per Capita Income                      | \$43,674       | \$48,033       | \$47,228       |
| <b>Education (Age 25+)</b>                            |                |                |                |
| 2023 Estimated Elementary (Grade Level 0 to 8)        | 1.3%           | 2.1%           | 1.7%           |
| 2023 Estimated Some High School (Grade Level 9 to 11) | 1.6%           | 2.4%           | 3.1%           |
| 2023 Estimated High School Graduate                   | 24.8%          | 23.0%          | 23.9%          |
| 2023 Estimated Some College                           | 18.1%          | 21.7%          | 22.4%          |
| 2023 Estimated Associates Degree Only                 | 9.0%           | 9.1%           | 9.4%           |
| 2023 Estimated Bachelors Degree Only                  | 31.4%          | 27.0%          | 25.7%          |
| 2023 Estimated Graduate Degree                        | 13.6%          | 14.8%          | 13.7%          |
| <b>Business</b>                                       |                |                |                |
| 2023 Estimated Total Businesses                       | 426            | 1,706          | 2,662          |
| 2023 Estimated Total Employees                        | 4,582          | 14,581         | 23,933         |
| 2023 Estimated Employee Population per Business       | 10.7           | 8.5            | 9.0            |
| 2023 Estimated Residential Population per Business    | 12.8           | 29.9           | 39.3           |

©2023, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 4/2023, TIGER Geography - RS1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

