

FOR LEASE

Formerly New York Bakery & Delicatessen



Retail / Shop / Service Building

7016 Troost Avenue, Kansas City, Missouri 64131



Estimated Population
247,301

Average Household Income
\$63,017

Five Mile Radius

- 5,000 +/- sq ft freestanding building
- 13,125 +/- sq ft of land
- Parking for 17 vehicles
- Zoned C-2 (General Retail Business)
- Building division approximately: one-third retail / deli area and two-thirds bakery / kitchen area
- Great Midtown Kansas City location and retail exposure
- Troost Avenue carries over 23,000 cars per day

BLOCK & COMPANY, INC., Realtors 816.753.6000
In the Skelly Building on the Country Club Plaza
605 West 47th Street, Suite 200, Kansas City, Missouri 64112

For Information Contact:

Bob Wallen
816.412.7371
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Lat: 39.0001 Lon: -94.5753 Zoom: 11 mi Logos are for identification purposes only and may be trademarks of their respective companies.



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7016 Troost Avenue
Kansas City, Missouri

May 2009

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SUMMARY DEMOGRAPHIC PROFILE

1990 - 2000 Census, 2006 Estimates & 2011 Projections

Calculated using Proportional Block Groups

Lat/Lon: 39.000124/-94.575348

May 2009

RS1

7016 Troost Avenue Kansas City, Missouri		1.00 mi radius	3.00 mi radius	5.00 mi radius
POPULATION	2006 Estimated Population	14,068	96,217	247,301
	2011 Projected Population	13,769	95,366	246,266
	2000 Census Population	14,514	97,792	250,173
	1990 Census Population	16,016	104,493	268,483
	Historical Annual Growth 1990 to 2006	-0.8%	-0.5%	-0.5%
	Projected Annual Growth 2006 to 2011	-0.4%	-0.2%	-0.1%
	2006 Median Age	35.8	36.4	37.2
HOUSEHOLDS	2006 Estimated Households	5,980	41,590	111,207
	2011 Projected Households	5,859	41,422	111,372
	2000 Census Households	6,165	42,052	111,825
	1990 Census Households	6,382	42,858	115,099
	Historical Annual Growth 1990 to 2006	-0.4%	-0.2%	-0.2%
	Projected Annual Growth 2006 to 2011	-0.4%	-0.1%	0.0%
POPULATION BY RACE	2006 Estimated White	48.8%	54.7%	60.5%
	2006 Estimated Black or African American	46.7%	40.3%	33.7%
	2006 Estimated Asian & Pacific Islander	0.9%	1.8%	1.8%
	2006 Estimated American Indian & Native Alaskan	0.2%	0.2%	0.3%
	2006 Estimated Other Races	3.4%	3.0%	3.7%
	2006 Estimated Hispanic	4.2%	4.2%	6.5%
INCOME	2006 Estimated Average Household Income	\$ 57,721	\$ 73,217	\$ 63,017
	2006 Estimated Median Household Income	\$ 53,930	\$ 58,801	\$ 51,395
	2006 Estimated Per Capita Income	\$ 25,538	\$ 32,500	\$ 29,102
EDUCATION (AGE 25+)	2006 Elementary	0.8%	0.9%	1.1%
	2006 Some High School	5.7%	6.2%	6.0%
	2006 High School Graduate	20.8%	20.6%	21.6%
	2006 Some College	23.8%	22.1%	22.7%
	2006 Associates Degree Only	7.2%	7.8%	8.0%
	2006 Bachelors Degree Only	25.2%	24.6%	25.1%
	2006 Graduate Degree	16.5%	17.8%	15.5%
BUSINESS	Number of Businesses	877	4,023	11,713
	Total Number of Employees	7,198	46,492	151,973
	Employee Population per Business	8.2	11.6	13.0
	Residential Population per Business	16.0	23.9	21.1

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