

FREESTANDING SINGLE STORY BUILDING

For Sale or Lease



12,840 Sq Ft Building on 1.54 Acres of Land
17801 E. 39th Street, Independence, Missouri



Estimated Population
132,143

Average Household Income
\$60,828

Five Mile Radius

- 3,000 sq ft mezzanine
- Great visibility off of 39th Street
- Located across from Target, JC Penney, Payless Shoe Source, and Dick's Sporting Goods
- Dock high door
- Next to Quik Trip
- Signalized intersection carrying over 17,000 cars per day

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