

THE NEW LANDING SHOPPING CENTER

Anchor Space, Retail Space & Pad Site Available



35,000 to 6,254 Sq Ft Available - Immediate Occupancy
63rd Street & Troost Avenue, Kansas City, Missouri



Estimated Population
105,685

Average Household Income
\$67,666

Three Mile Radius

- 35,000 sq ft end cap anchor space with excellent visibility to 63rd Street now available
- 7,700 sq ft restaurant available for immediate occupancy - fully furnished and fixtured
- One of Kansas City's most identifiable locations
- Join Payless Shoe Source, Foot Locker, Rent-A-Center, Subway, Rainbow Fashion, Wendy's, Fashion in Motion, Perner's Menswear, C.J. Golds Department Store, and many more
- Excellent Midtown Center with easy access and great parking
- Intersection carries over 54,000 cars per day

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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

The New Landing Shopping Center Tenants (Partial List)



The New Landing Shopping Center Neighbors

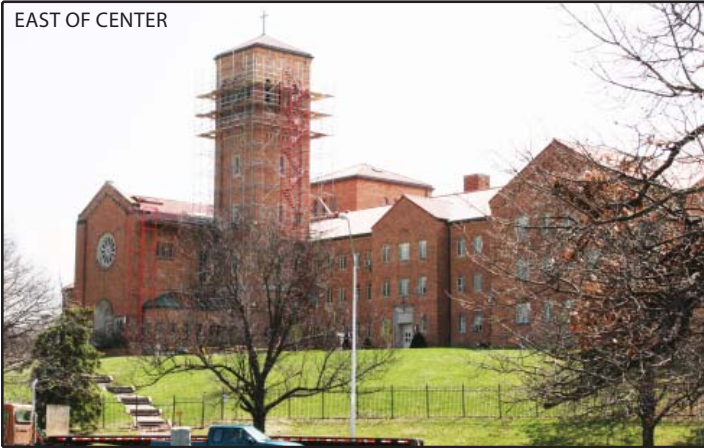
NORTH OF CENTER



NORTH OF CENTER



EAST OF CENTER



SOUTH OF CENTER



SOUTHWEST OF CENTER



WEST OF CENTER



WEST OF CENTER



WEST OF CENTER



63rd Street & Troost Avenue, Kansas City, Missouri



THE NEW LANDING SHOPPING CENTER

63rd Street & Troost Avenue, Kansas City, Missouri

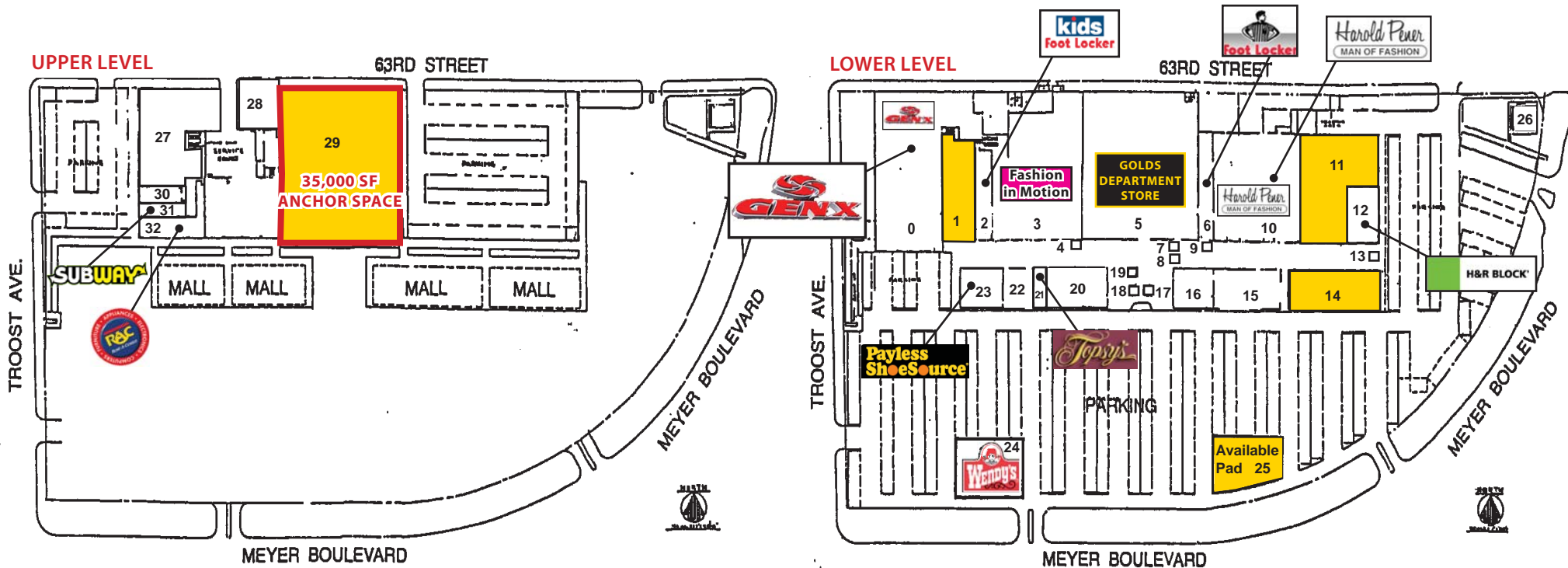
Join these Established Regional, National, & Local Tenants

UPPER LEVEL (Updated 01/03/2012)

- 27 Smart Pawn
- 28 Mo Turf Paint
- 29 **AVAILABLE** - 35,000 sq ft anchor space
- 30 Quick Cash Financial Services
- 31 Subway
- 32 Rent-A-Center

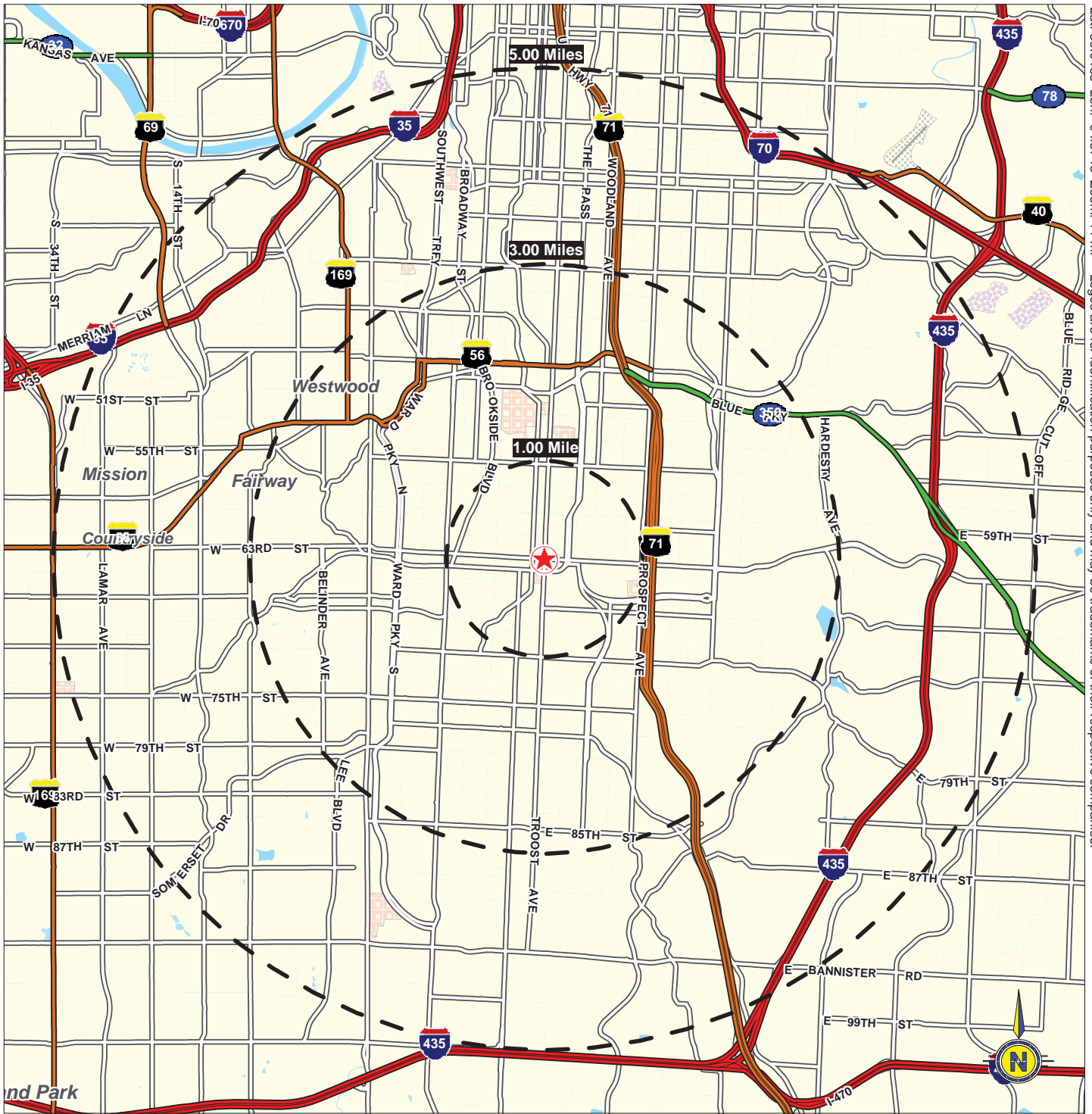
LOWER LEVEL (Updated 01/03/2012)

- | | |
|--|---|
| <ul style="list-style-type: none"> 0 Gen X Clothing 1 AVAILABLE - 6,254 sq ft 2 Kids Footlocker 3 Fashion in Motion 4 Jewel Time (Kiosk) 5 Golds Department Store 6 Footlocker 7 Kustom Wireless Communication Kiosk 8 Gold Italya (Kiosk) 9 Photography (Kiosk) 10 Pener's Men's Clothier 11 AVAILABLE - 11,500 sq ft 12 H&R Block | <ul style="list-style-type: none"> 13 DeBraid's Hair (Kiosk) 14 AVAILABLE - 7,700 sq ft 15 Rainbow Fashion Clothing 16 Good Nail Spa 17 Noir Blanc (Kiosk) 18 Fitting Room (Kiosk) 19 Sky Box T's (Kiosk) 20 Simply Fashion 21 Topsy's 22 Worldwide Video 23 Payless Shoe Source 24 Wendy's 25 AVAILABLE PAD - Build to Suit - 6,000 sq ft 26 Concord Financial |
|--|---|



The New Landing Shopping Center is well established in Kansas City and is well known throughout the Kansas City population • The Landing Shopping Center has great occupancy, great visibility, signage, co-tenants • Retail space is available ---- 6,254 sq ft to 35,000 sq ft and a Pad Site • Freestanding site available for retail or restaurant • Build-to-Suit Available • Great residential and commercial surrounding center • Proven long term tenant occupancy • Excellent historical sales volume

Lat: 39.0133 Lon: -94.5746 Zoom: 11 mi Logos are for identification purposes only and may be trademarks of their respective companies.



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63rd Street & Troost Avenue Kansas City, Missouri

January 2011

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SUMMARY DEMOGRAPHIC PROFILE

1990 - 2000 Census, 2009 Estimates & 2014 Projections

Calculated using Proportional Block Groups

Lat/Lon: 39.013259/-94.57458

January 2011

RS

63rd Street & Troost Avenue Kansas City, Missouri		1.00 mi radius	3.00 mi radius	5.00 mi radius
POPULATION	2009 Estimated Population	14,190	105,685	235,219
	2014 Projected Population	13,315	103,274	229,168
	2000 Census Population	14,950	112,470	250,802
	1990 Census Population	16,327	122,311	271,271
	Historical Annual Growth 1990 to 2009	-0.7%	-0.7%	-0.7%
	Projected Annual Growth 2009 to 2014	-1.2%	-0.5%	-0.5%
	2009 Median Age	37.0	36.8	37.4
HOUSEHOLDS	2009 Estimated Households	6,156	47,123	104,763
	2014 Projected Households	5,788	46,324	101,356
	2000 Census Households	6,415	49,880	111,792
	1990 Census Households	6,475	51,733	115,851
	Historical Annual Growth 1990 to 2009	-0.3%	-0.5%	-0.5%
	Projected Annual Growth 2009 to 2014	-1.2%	-0.3%	-0.7%
POPULATION BY RACE	2009 Estimated White	51.8%	52.0%	56.0%
	2009 Estimated Black or African American	43.5%	42.9%	37.3%
	2009 Estimated Asian & Pacific Islander	1.0%	1.4%	1.7%
	2009 Estimated American Indian & Native Alaskan	0.3%	0.3%	0.4%
	2009 Estimated Other Races	3.5%	3.4%	4.7%
	2009 Estimated Hispanic	5.9%	6.4%	8.8%
INCOME	2009 Estimated Average Household Income	\$ 59,303	\$ 67,666	\$ 60,411
	2009 Estimated Median Household Income	\$ 57,389	\$ 59,406	\$ 53,790
	2009 Estimated Per Capita Income	\$ 26,138	\$ 30,656	\$ 27,411
EDUCATION (AGE 25+)	2009 Elementary	1.3%	1.8%	2.1%
	2009 Some High School	7.1%	7.7%	7.7%
	2009 High School Graduate	21.5%	23.2%	24.7%
	2009 Some College	18.5%	19.6%	20.7%
	2009 Associates Degree Only	6.1%	5.8%	6.1%
	2009 Bachelors Degree Only	26.5%	24.6%	24.2%
	2009 Graduate Degree	19.1%	17.3%	14.6%
BUSINESS	Number of Businesses	897	5,029	11,935
	Total Number of Employees	10,453	70,130	183,385
	Employee Population per Business	11.6	13.9	15.4
	Residential Population per Business	15.8	21.0	19.7

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