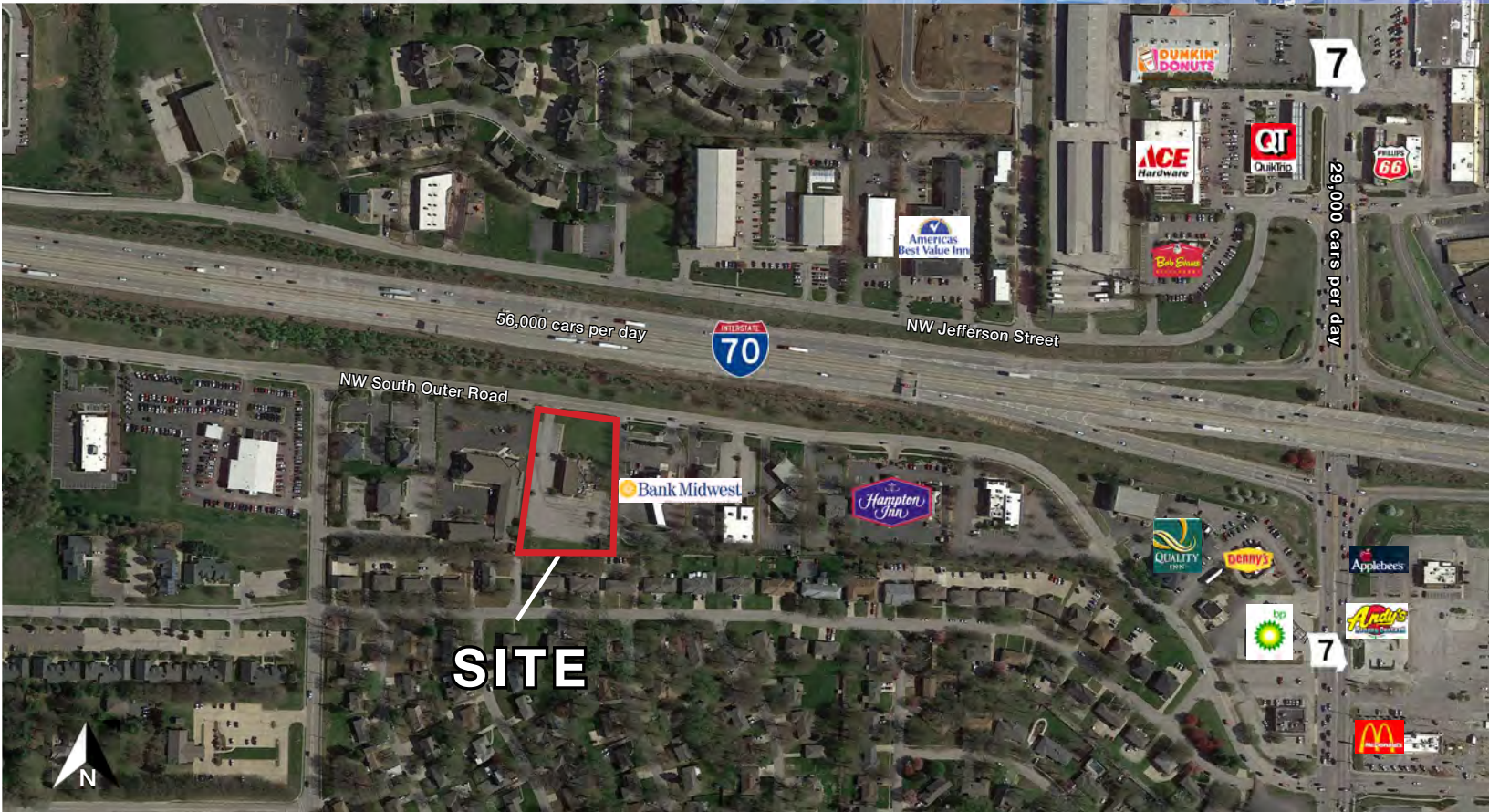




Office/Retail/Restaurant Pad Site

1130 NW South Outer Road, Blue Springs, MO

FOR SALE



SALE PRICE: \$750,000 | 82,055 SF PAD SITE

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	8,134	53,497	96,511
Avg. Household Income	\$104,328	\$117,443	\$116,587

- Great pad site for Restaurant, Office, Medical, or Retail
- Join Hampton Inn, Bank Midwest and Premier Hotels
- Nearby Blue Springs' newest Rec Center and Curling Club
- High visibility and easy access
- I-70 exposure



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

BOB JAEKEL | 816.412.7365 | bjaelkel@blockandco.com

Exclusive Agent



CONCEPTUAL PLAN

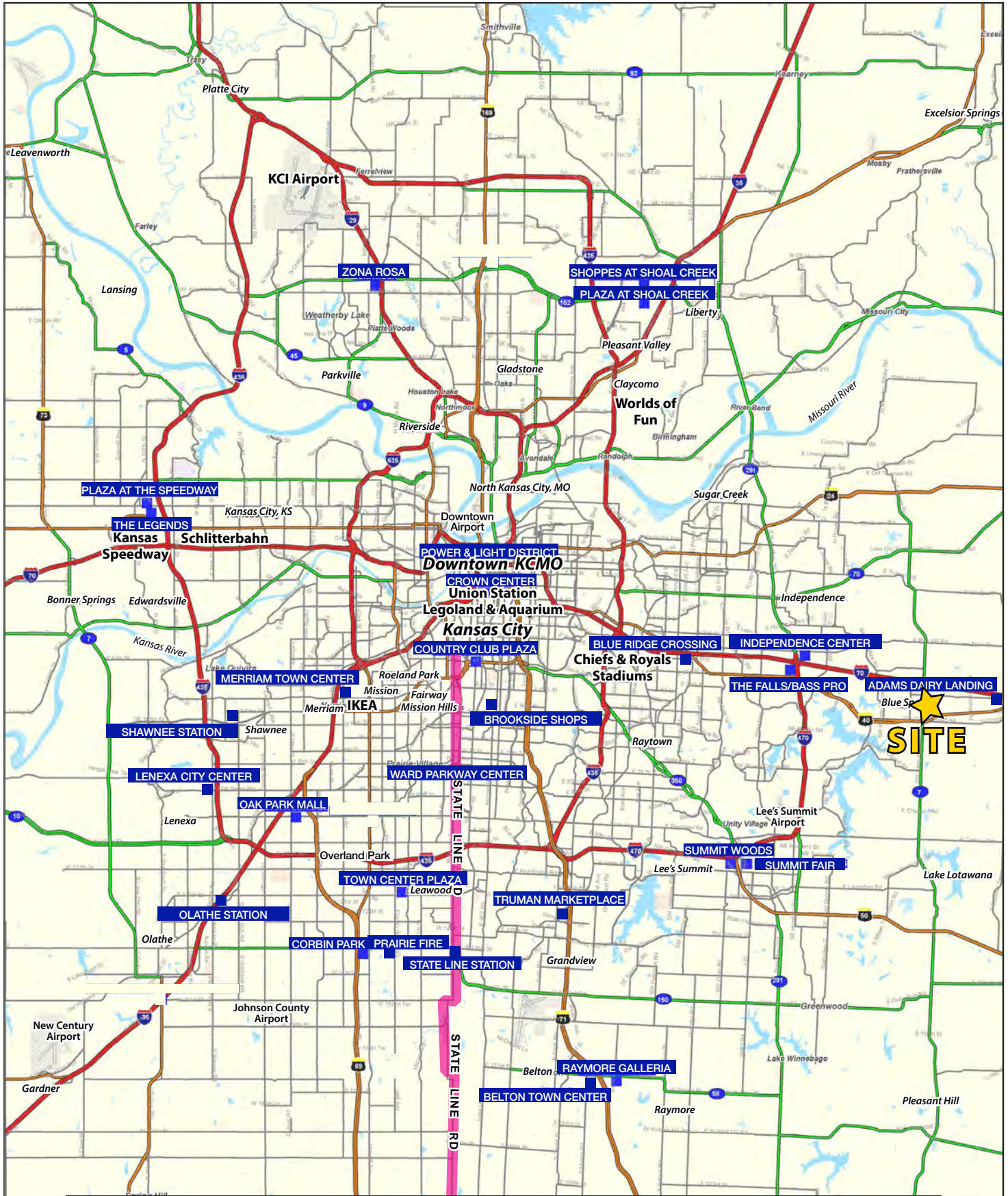


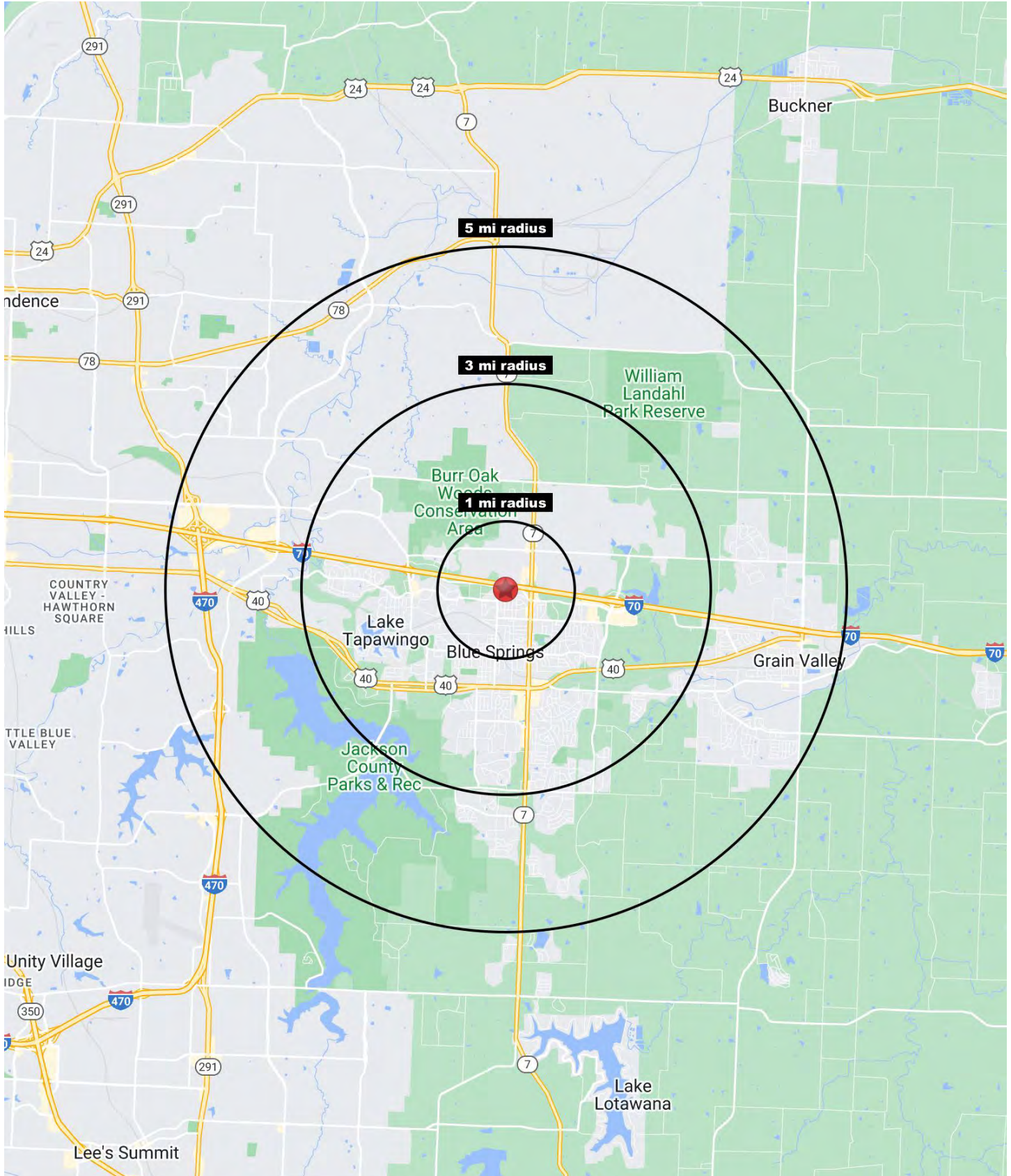
PHOTOS



AERIAL









Office/Retail/Restaurant Pad Site

1130 NW South Outer Road, Blue Springs, MO

**FOR
SALE**

1130 NW South Outer Road Blue Springs, MO 64015	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	8,134	53,497	96,511
2028 Projected Population	8,047	55,176	103,715
2020 Census Population	8,301	54,828	96,102
2010 Census Population	8,174	50,510	84,559
Projected Annual Growth 2023 to 2028	-0.2%	0.6%	1.5%
Historical Annual Growth 2010 to 2023	-	0.5%	1.1%
2023 Median Age	38.9	36.8	36.7
Households			
2023 Estimated Households	3,322	20,612	37,620
2028 Projected Households	3,240	20,967	39,694
2020 Census Households	3,389	20,396	36,018
2010 Census Households	3,302	18,872	31,634
Projected Annual Growth 2023 to 2028	-0.5%	0.3%	1.1%
Historical Annual Growth 2010 to 2023	-	0.7%	1.5%
Race and Ethnicity			
2023 Estimated White	80.1%	80.6%	81.5%
2023 Estimated Black or African American	9.3%	9.0%	8.6%
2023 Estimated Asian or Pacific Islander	1.9%	1.7%	1.8%
2023 Estimated American Indian or Native Alaskan	0.4%	0.4%	0.3%
2023 Estimated Other Races	8.4%	8.2%	7.8%
2023 Estimated Hispanic	7.2%	6.9%	6.6%
Income			
2023 Estimated Average Household Income	\$104,328	\$117,443	\$116,587
2023 Estimated Median Household Income	\$74,528	\$86,883	\$90,419
2023 Estimated Per Capita Income	\$42,670	\$45,281	\$45,486
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	0.9%	1.0%	1.1%
2023 Estimated Some High School (Grade Level 9 to 11)	5.7%	3.4%	3.3%
2023 Estimated High School Graduate	28.0%	27.9%	28.0%
2023 Estimated Some College	26.2%	24.6%	23.7%
2023 Estimated Associates Degree Only	8.5%	8.7%	8.4%
2023 Estimated Bachelors Degree Only	20.2%	22.7%	23.1%
2023 Estimated Graduate Degree	10.4%	11.7%	12.3%
Business			
2023 Estimated Total Businesses	650	1,849	3,206
2023 Estimated Total Employees	4,999	13,657	31,575
2023 Estimated Employee Population per Business	7.7	7.4	9.8
2023 Estimated Residential Population per Business	12.5	28.9	30.1

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