



# PRIME COMMERCIAL PAD SITE

Madison Street & Pine Street, (NEC), Raymore, MO



## SALE PRICE: \$188,000 | 0.54 ACRES

### DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	8,344	30,343	71,201
Avg. Household Income	\$99,911	\$116,741	\$115,037

- Approximately one half acre of flat, build-ready land
- 58 Highway frontage
- Corner lot with excellent access
- Great for QSR or coffee shop
- Surrounded by established businesses and growing residential neighborhoods
- Near Interstate 49



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

Exclusive Agents

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## DRONE PHOTOS







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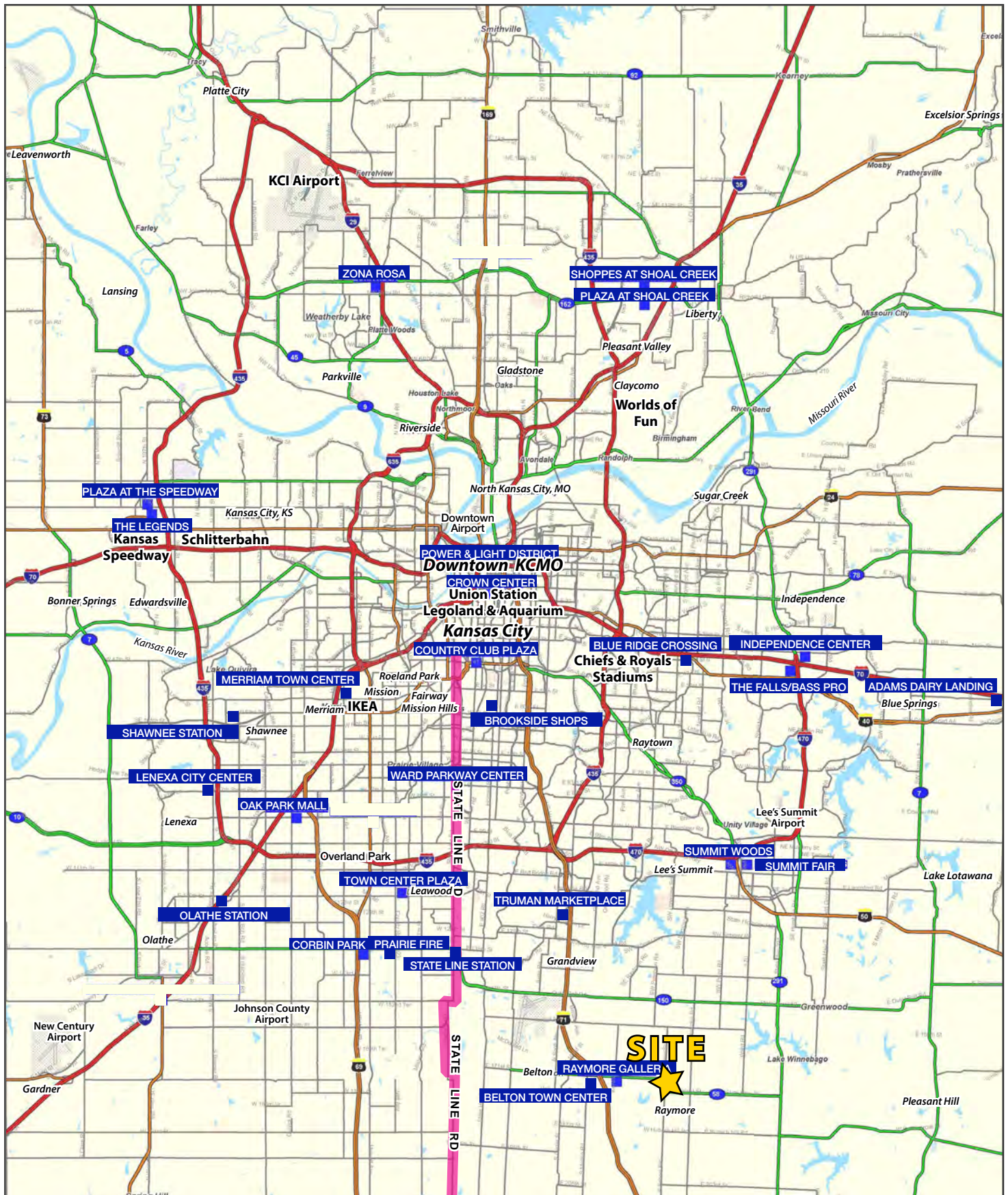
## PHOTOS





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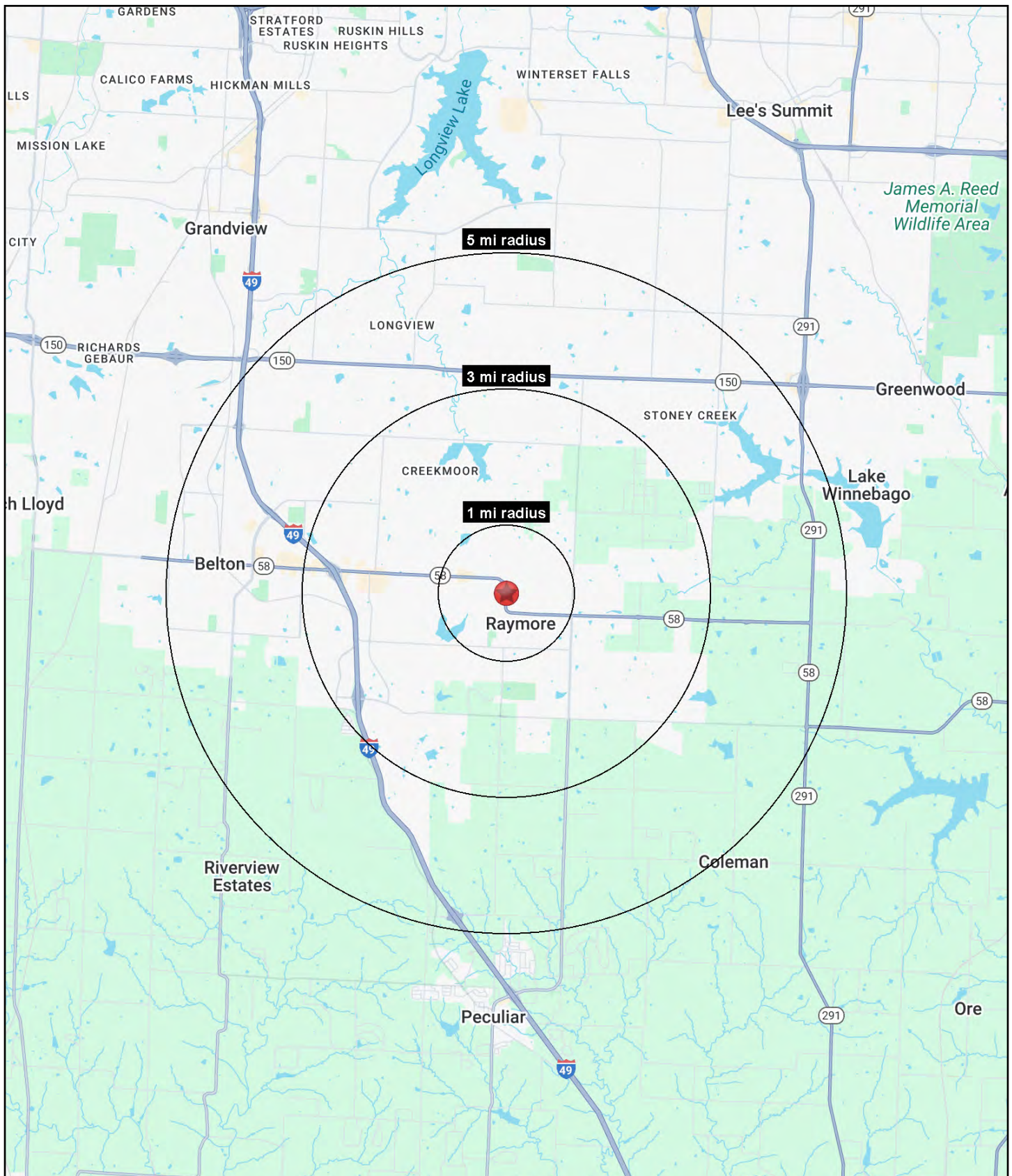
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## Madison Street & Pine Street, (NEC), Raymore, MO

Madison Street & Pine Street (SEC) Raymore, MO 64083	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2024 Estimated Population	8,344	30,343	71,201
2029 Projected Population	8,959	32,104	75,272
2020 Census Population	8,526	29,264	68,660
2010 Census Population	7,481	25,192	60,110
Projected Annual Growth 2024 to 2029	1.5%	1.2%	1.1%
Historical Annual Growth 2010 to 2024	0.8%	1.5%	1.3%
2024 Median Age	38.6	39.6	38.3
<b>Households</b>			
2024 Estimated Households	3,154	11,619	27,638
2029 Projected Households	3,396	12,337	29,328
2020 Census Households	3,097	10,919	25,929
2010 Census Households	2,770	9,316	22,358
Projected Annual Growth 2024 to 2029	1.5%	1.2%	1.2%
Historical Annual Growth 2010 to 2024	1.0%	1.8%	1.7%
<b>Race and Ethnicity</b>			
2024 Estimated White	81.6%	80.8%	78.9%
2024 Estimated Black or African American	10.3%	10.7%	11.6%
2024 Estimated Asian or Pacific Islander	1.0%	1.5%	1.5%
2024 Estimated American Indian or Native Alaskan	0.3%	0.4%	0.4%
2024 Estimated Other Races	6.7%	6.7%	7.7%
2024 Estimated Hispanic	5.5%	6.1%	7.1%
<b>Income</b>			
2024 Estimated Average Household Income	\$99,911	\$116,741	\$115,037
2024 Estimated Median Household Income	\$82,247	\$99,660	\$95,947
2024 Estimated Per Capita Income	\$37,807	\$44,743	\$44,681
<b>Education (Age 25+)</b>			
2024 Estimated Elementary (Grade Level 0 to 8)	2.1%	2.3%	1.8%
2024 Estimated Some High School (Grade Level 9 to 11)	1.8%	2.5%	2.9%
2024 Estimated High School Graduate	27.6%	25.6%	27.1%
2024 Estimated Some College	23.4%	24.5%	23.1%
2024 Estimated Associates Degree Only	9.0%	9.9%	9.1%
2024 Estimated Bachelors Degree Only	24.4%	23.1%	23.5%
2024 Estimated Graduate Degree	11.7%	12.1%	12.6%
<b>Business</b>			
2024 Estimated Total Businesses	228	692	1,679
2024 Estimated Total Employees	1,411	5,215	17,014
2024 Estimated Employee Population per Business	6.2	7.5	10.1
2024 Estimated Residential Population per Business	36.6	43.8	42.4

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