



THE LANDING SHOPPING CENTER

Retail Space & Pad Site Available For Lease
63rd Street & Troost Avenue, Kansas City, Missouri



1,596 SF - 35,702 SF - IMMEDIATE OCCUPANCY

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	14,930	106,317	237,647
Avg. Household Income	\$116,304	\$126,797	\$111,340

- Enclosed retail mall in the heart of Kansas City
- One of Kansas City's most identifiable locations
- Join Citi Trends, Kansas City Costume Co, Gen X, Rainbow Fashion, Wendy's, Topsy's Popcorn, Yummi Crab Restaurant, and many more
- Excellent Midtown Center with easy access and great parking
- High traffic intersection of 63rd Street, Troost Avenue, Meyer Boulevard and The Paseo
- Pad site available for lease or build-to-suit

 [CLICK HERE TO VIEW MORE LISTING INFORMATION](#)

For More Information Contact:

Exclusive Agents

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SHOPPING CENTER PHOTOS



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



SHOPPING CENTER NEIGHBORS



WEST OF CENTER

63 Brookside Apartments



WEST OF CENTER

63 Oak Townhomes



WEST OF CENTER

Brookside Gardens Event Center



EAST OF CENTER

Ewing Marion Kauffman School



EAST OF CENTER

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AERIAL





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SITE PLAN





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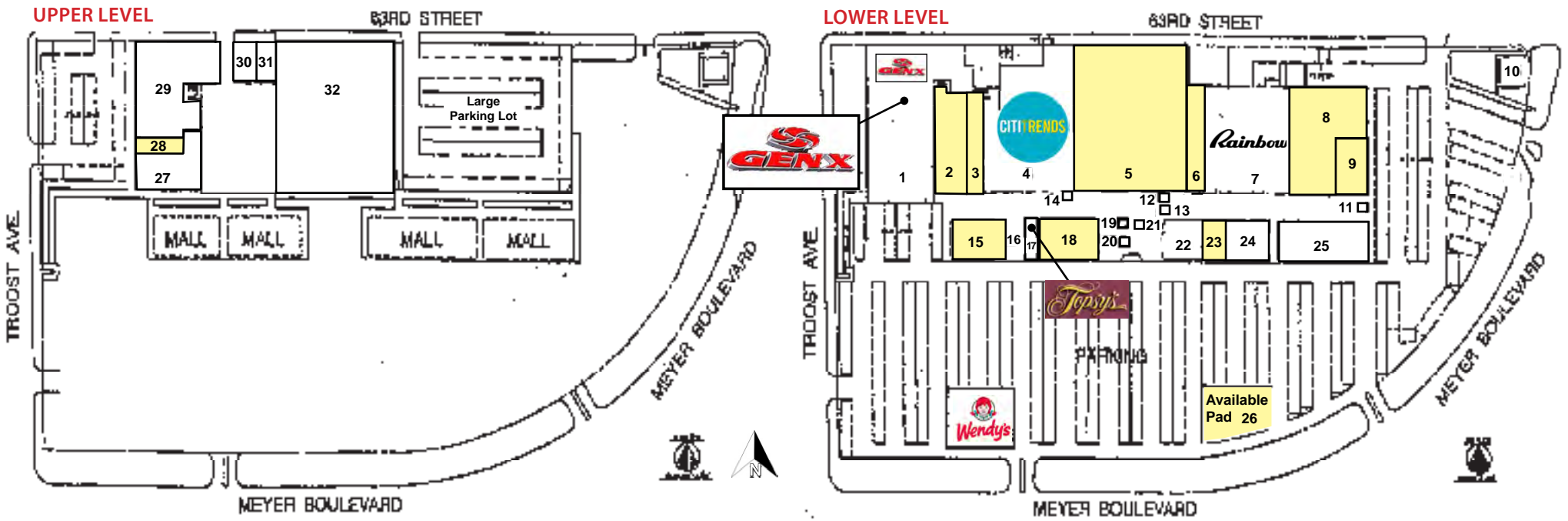
SITE PLAN

UPPER LEVEL

- 26 AVAILABLE PAD SITE - Build-to-Suit
- 27 The Red-Carpet Marketplace
- 28 AVAILABLE - 1,630 sq ft
- 29 Smart Pawn
- 30 Mo Turf Paint
- 31 Publicity Providers
- 32 Kansas City Costume Company

LOWER LEVEL

- 1 Gen X Clothing
- 2 AVAILABLE - 6,254 sq ft
- 3 AVAILABLE - 2,737 sq ft
- 4 Citi Trends
- 5 AVAILABLE ANCHOR - 35,702 sq ft
- 6 AVAILABLE - 5,261 sq ft
- 7 Rainbow Fashion Clothing
- 8 AVAILABLE - 12,000 sq ft
- 9 AVAILABLE - 2,400 sq ft
- 10 Speedy Cash
- 11 KC Drip - (Kiosk)
- 12 Kustom Wireless Cellular Kiosk
- 13 Gold Italya (Kiosk)
- 14 Jewel Time (Kiosk)
- 15 AVAILABLE - 4,075 sq ft
- 16 Worldwide Video
- 17 Topsy's
- 18 AVAILABLE - 4,312 sq ft
- 19 Sky Box T's (Kiosk)
- 20 Fitting Room (Kiosk)
- 21 Noir Blanc (Kiosk)
- 22 Good Nails Spa
- 23 AVAILABLE - 1,596 sq ft
- 24 160 Driving Academy
- 25 Yummi Crab



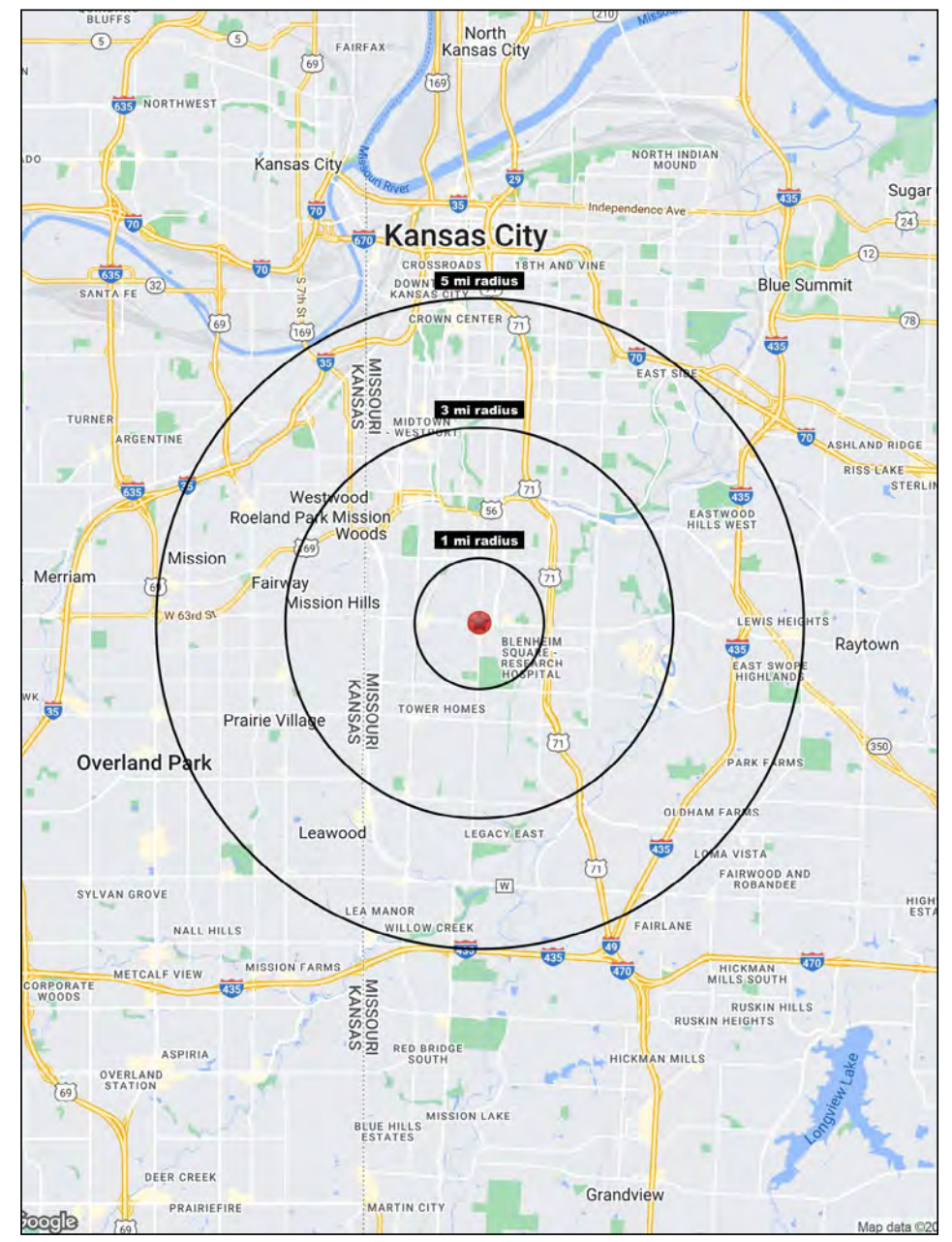
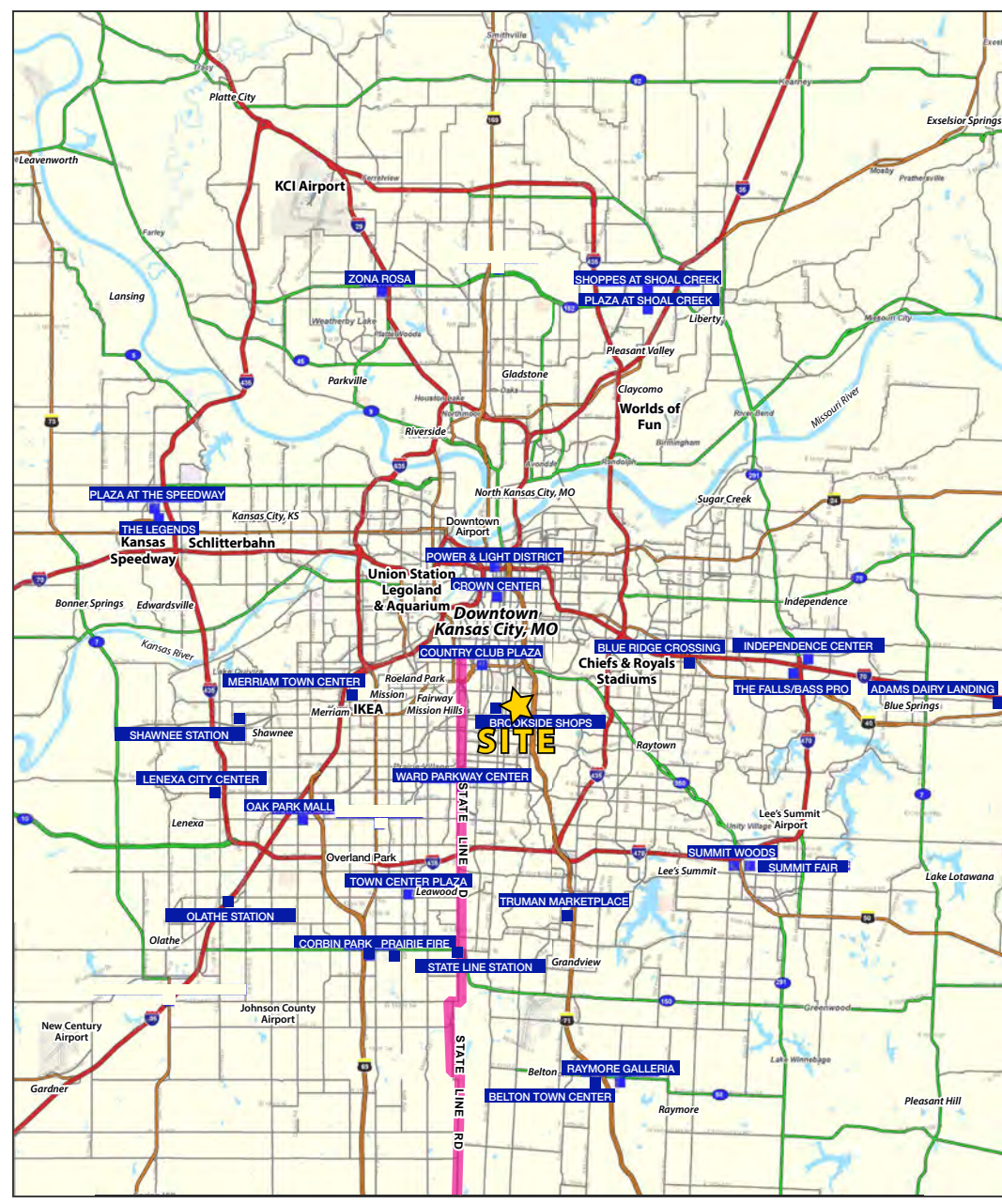
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Block & Company, Inc., Realtors | 605 W. 47th Street, Ste. 200, Kansas City, MO 64112 | 816.753.6000 | www.blockandco.com



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63rd Street & Troost Avenue Kansas City, MO 64110	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	14,930	106,317	237,647
2028 Projected Population	15,049	107,244	240,875
2020 Census Population	14,790	105,983	236,512
2010 Census Population	13,832	102,637	227,895
Projected Annual Growth 2023 to 2028	0.2%	0.2%	0.3%
Historical Annual Growth 2010 to 2023	0.6%	0.3%	0.3%
2023 Median Age	37.1	37.4	37.7
Households			
2023 Estimated Households	6,752	48,935	110,268
2028 Projected Households	6,701	48,785	111,175
2020 Census Households	6,631	48,292	108,546
2010 Census Households	6,112	46,415	104,027
Projected Annual Growth 2023 to 2028	-0.2%	-	0.2%
Historical Annual Growth 2010 to 2023	0.8%	0.4%	0.5%
Race and Ethnicity			
2023 Estimated White	62.3%	59.0%	60.3%
2023 Estimated Black or African American	29.8%	30.9%	27.9%
2023 Estimated Asian or Pacific Islander	1.5%	3.3%	2.8%
2023 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.4%
2023 Estimated Other Races	6.1%	6.5%	8.7%
2023 Estimated Hispanic	5.2%	5.9%	8.6%
Income			
2023 Estimated Average Household Income	\$116,304	\$126,797	\$111,340
2023 Estimated Median Household Income	\$83,426	\$89,010	\$81,651
2023 Estimated Per Capita Income	\$52,668	\$58,538	\$51,827
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	1.4%	1.6%	2.0%
2023 Estimated Some High School (Grade Level 9 to 11)	3.1%	4.8%	4.6%
2023 Estimated High School Graduate	17.0%	20.6%	21.0%
2023 Estimated Some College	20.2%	17.2%	18.6%
2023 Estimated Associates Degree Only	5.2%	5.5%	5.9%
2023 Estimated Bachelors Degree Only	30.7%	28.3%	28.1%
2023 Estimated Graduate Degree	22.4%	21.9%	19.8%
Business			
2023 Estimated Total Businesses	921	5,697	12,169
2023 Estimated Total Employees	6,618	59,063	145,167
2023 Estimated Employee Population per Business	7.2	10.4	11.9
2023 Estimated Residential Population per Business	16.2	18.7	19.5

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