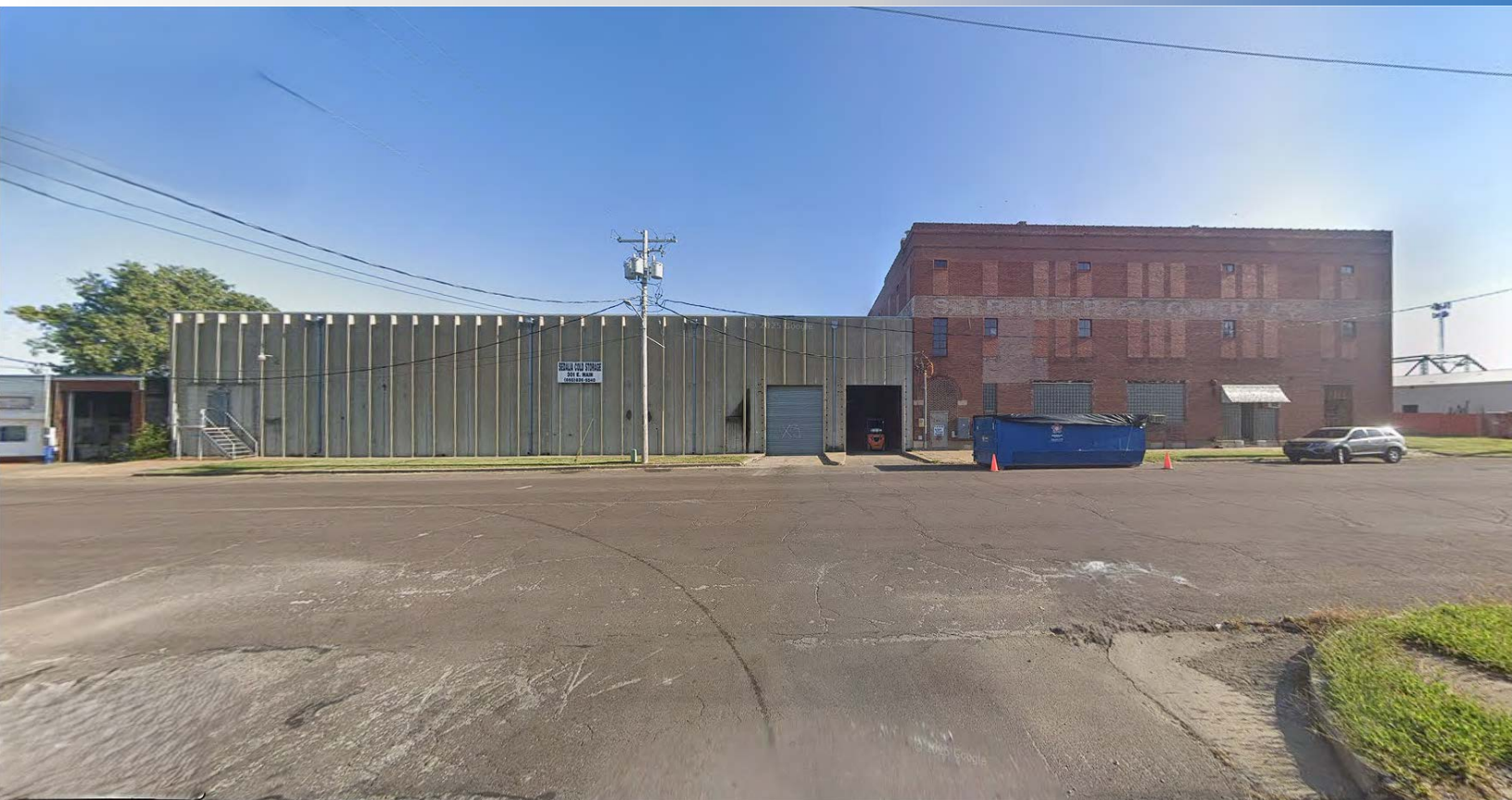




Rare Cold Storage Facility For Sale

217-301 E. Main Street, Sedalia, Missouri



CALL FOR PRICING | 10,000 SF BUILDING

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	8,992	25,540	31,150
Avg. Household Income	\$66,011	\$76,525	\$82,046

- Turn-key 10,000 SF freezer storage facility for sale
- Approximately 33,000 SF dry storage building attached
- Two interior loading docks
- Newer cooling equipment
- Easy highway access



CLICK HERE TO VIEW MORE
LISTING INFORMATION

For More Information Contact:

GREG ROBERTS | 816.412.7384 | groberts@blockandco.com

CAMREN SINCLAIR | 816.412.7352 | csinclair@blockandco.com

Exclusive Agents

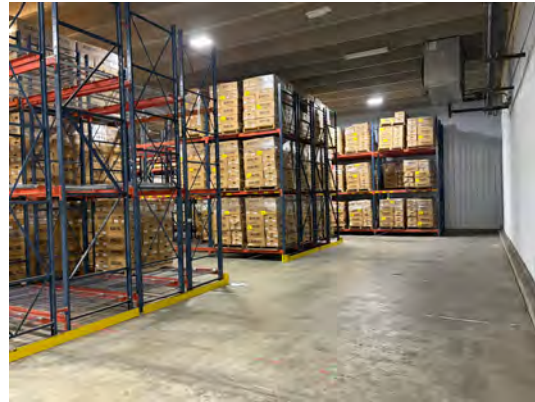
Rare Cold Storage Facility For Sale

217-301 E. Main Street, Sedalia, Missouri

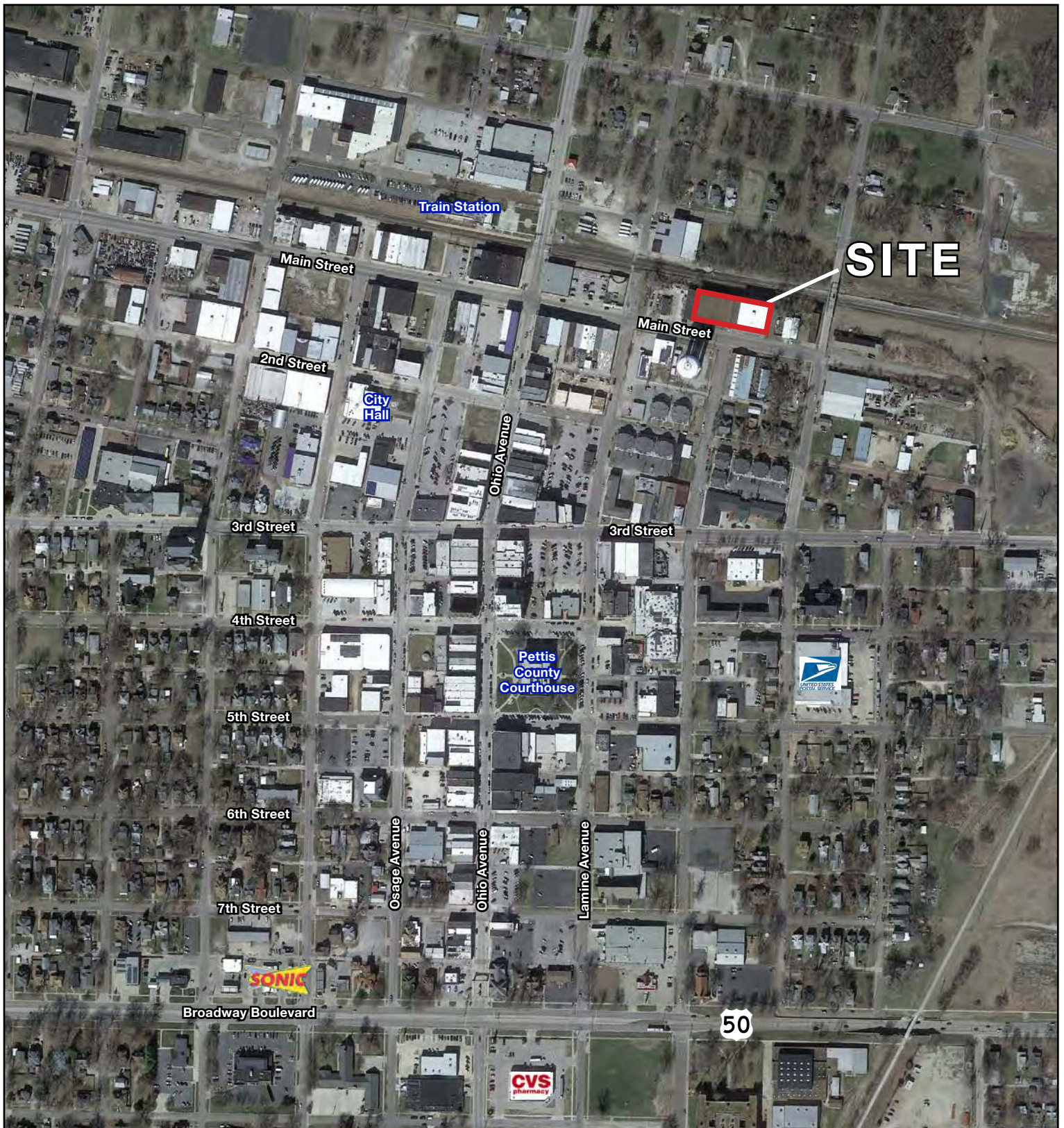
DRONE PHOTOS



PHOTOS



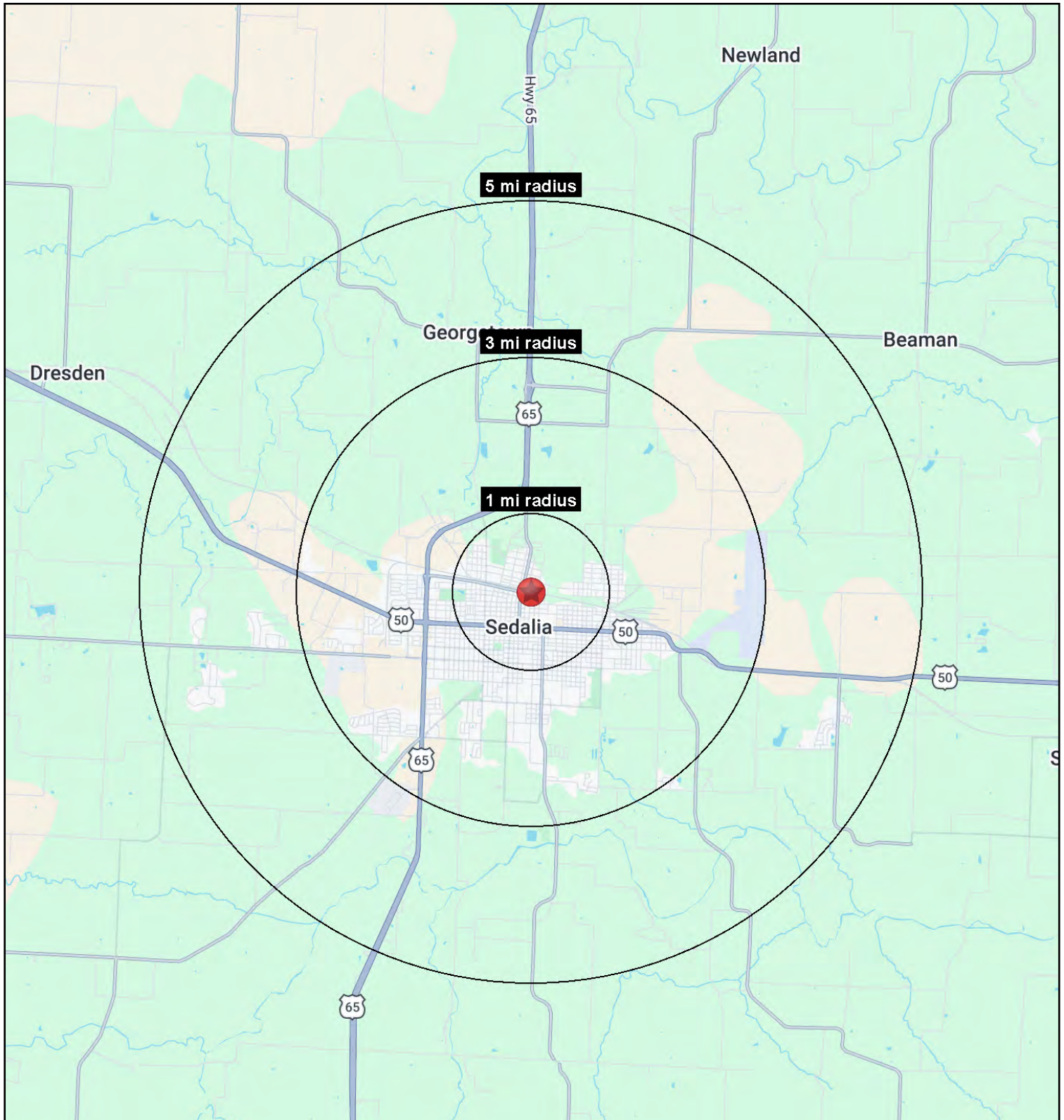
AERIAL





Rare Cold Storage Facility For Sale

217-301 E. Main Street, Sedalia, Missouri





Rare Cold Storage Facility For Sale

217-301 E. Main Street, Sedalia, Missouri

217-301 E. Main Street Sedalia, MO 65301	1 mi radius	3 mi radius	5 mi radius
Population			
2026 Estimated Population	8,992	25,540	31,150
2031 Projected Population	8,862	25,177	30,801
2020 Census Population	8,522	24,870	30,479
2010 Census Population	8,582	24,493	29,746
Projected Annual Growth 2026 to 2031	-0.3%	-0.3%	-0.2%
Historical Annual Growth 2010 to 2026	0.3%	0.3%	0.3%
2026 Median Age	32.7	35.9	36.9
Households			
2026 Estimated Households	3,563	10,573	12,647
2031 Projected Households	3,511	10,378	12,447
2020 Census Households	3,296	10,052	12,077
2010 Census Households	3,345	9,917	11,871
Projected Annual Growth 2026 to 2031	-0.3%	-0.4%	-0.3%
Historical Annual Growth 2010 to 2026	0.4%	0.4%	0.4%
Race and Ethnicity			
2026 Estimated White	76.8%	81.1%	82.6%
2026 Estimated Black or African American	7.7%	5.0%	4.4%
2026 Estimated Asian or Pacific Islander	1.2%	1.5%	1.5%
2026 Estimated American Indian or Native Alaskan	0.6%	0.5%	0.5%
2026 Estimated Other Races	13.7%	11.9%	11.0%
2026 Estimated Hispanic	15.1%	12.1%	11.1%
Income			
2026 Estimated Average Household Income	\$66,011	\$76,525	\$82,046
2026 Estimated Median Household Income	\$53,755	\$57,542	\$63,436
2026 Estimated Per Capita Income	\$26,279	\$31,807	\$33,475
Education (Age 25+)			
2026 Estimated Elementary (Grade Level 0 to 8)	4.9%	4.4%	4.1%
2026 Estimated Some High School (Grade Level 9 to 11)	10.0%	8.9%	8.1%
2026 Estimated High School Graduate	41.6%	37.1%	36.7%
2026 Estimated Some College	20.4%	21.1%	21.3%
2026 Estimated Associates Degree Only	10.7%	11.5%	11.2%
2026 Estimated Bachelors Degree Only	7.0%	10.3%	11.2%
2026 Estimated Graduate Degree	5.4%	6.7%	7.3%
Business			
2026 Estimated Total Businesses	366	1,165	1,291
2026 Estimated Total Employees	4,215	13,985	15,409
2026 Estimated Employee Population per Business	11.5	12.0	11.9
2026 Estimated Residential Population per Business	24.6	21.9	24.1

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