



Leavenworth Development Ground

3123 S. 4th Street, Leavenworth, Kansas




SALE PRICE: \$800,000 | 7.9 ACRES

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	3,772	32,478	50,473
Avg. Household Income	\$68,342	\$98,400	\$107,258

- Great access to US 73 Highway with over 10,000 VPD
- Adjacent to McDonald's Long John Silver's, Sonic, Goodcents, and Taco Bell
- High average household income
- Multiple incentives available from Leavenworth EDC

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

For More Information Contact:

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Exclusive Agents



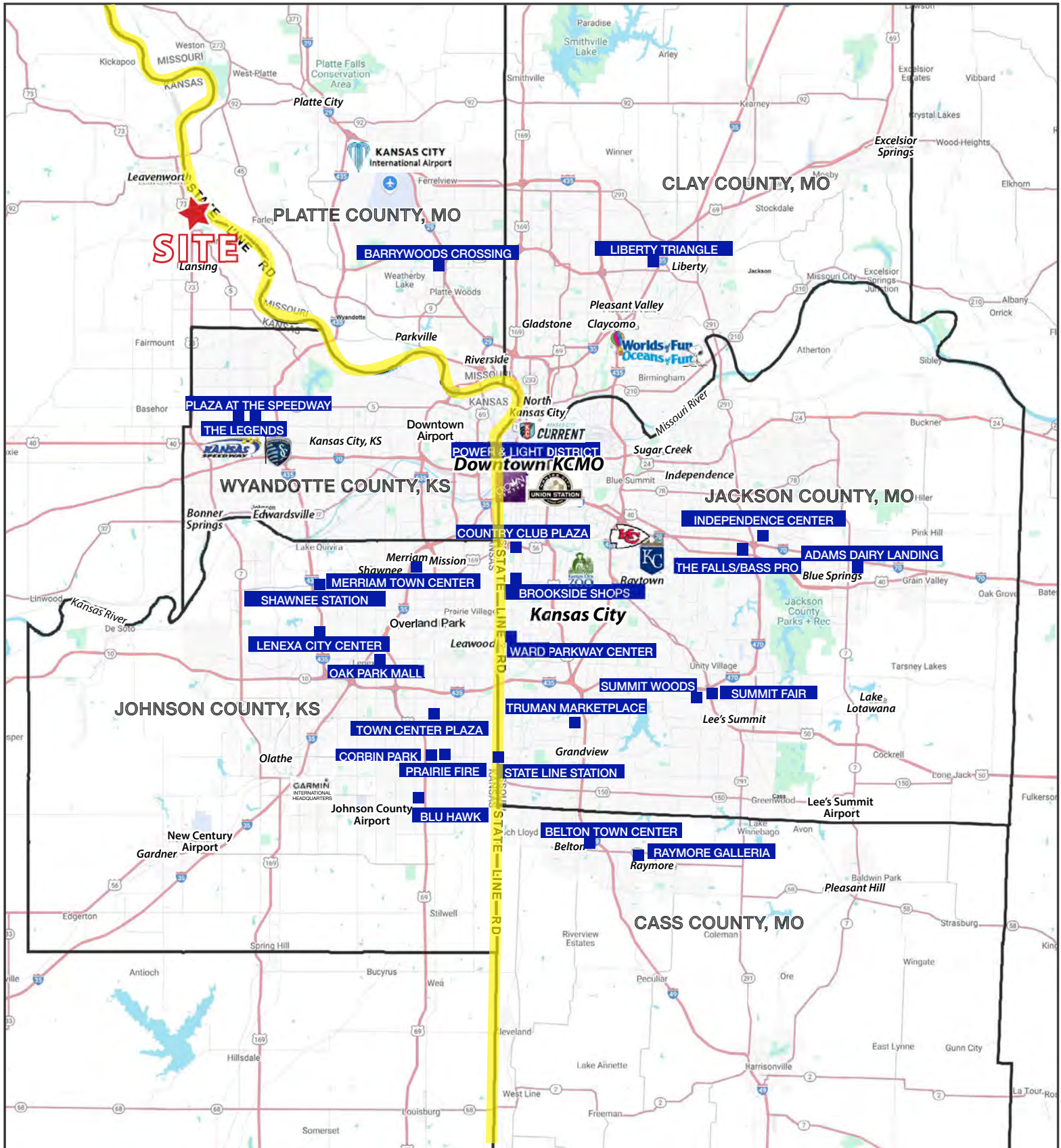
AERIAL





Leavenworth Development Ground

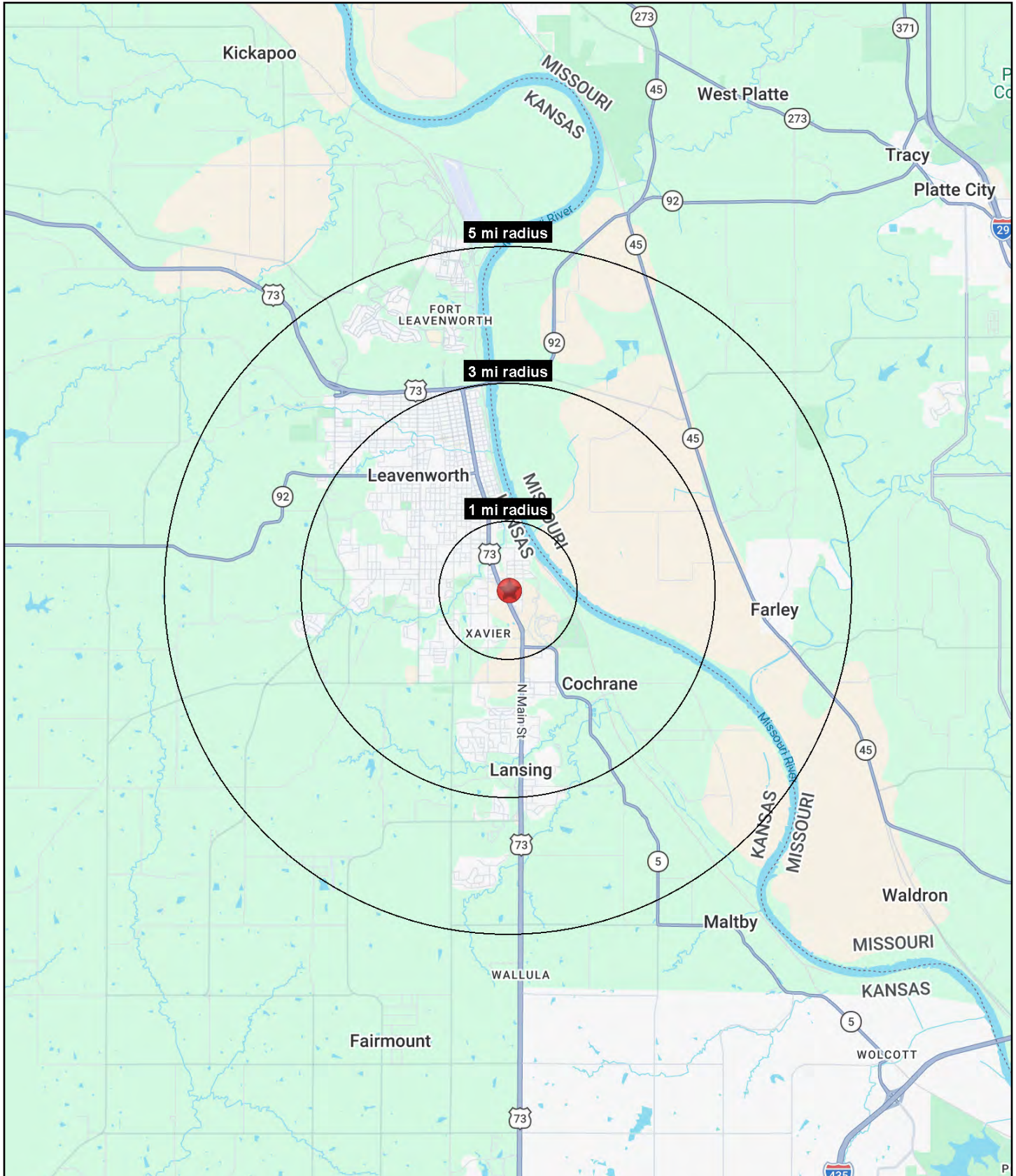
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3123 S. 4th Street Leavenworth, KS 66048	1 mi radius	3 mi radius	5 mi radius
Population			
2026 Estimated Population	3,772	32,478	50,473
2031 Projected Population	3,739	32,634	50,786
2020 Census Population	3,776	31,938	49,504
2010 Census Population	3,703	31,441	47,351
Projected Annual Growth 2026 to 2031	-0.2%	-	0.1%
Historical Annual Growth 2010 to 2026	0.1%	0.2%	0.4%
2026 Median Age	34.1	37.6	36.8
Households			
2026 Estimated Households	1,354	12,674	18,001
2031 Projected Households	1,343	12,742	18,140
2020 Census Households	1,323	12,109	17,163
2010 Census Households	1,315	11,461	15,942
Projected Annual Growth 2026 to 2031	-0.2%	0.1%	0.2%
Historical Annual Growth 2010 to 2026	0.2%	0.7%	0.8%
Race and Ethnicity			
2026 Estimated White	68.6%	75.7%	75.5%
2026 Estimated Black or African American	19.0%	12.9%	12.6%
2026 Estimated Asian or Pacific Islander	1.4%	1.9%	2.0%
2026 Estimated American Indian or Native Alaskan	0.6%	0.5%	0.7%
2026 Estimated Other Races	10.4%	9.1%	9.2%
2026 Estimated Hispanic	9.5%	8.6%	9.1%
Income			
2026 Estimated Average Household Income	\$68,342	\$98,400	\$107,258
2026 Estimated Median Household Income	\$60,709	\$78,973	\$85,634
2026 Estimated Per Capita Income	\$24,972	\$38,582	\$38,643
Education (Age 25+)			
2026 Estimated Elementary (Grade Level 0 to 8)	1.1%	1.9%	1.7%
2026 Estimated Some High School (Grade Level 9 to 11)	10.5%	5.3%	5.7%
2026 Estimated High School Graduate	28.4%	31.6%	29.5%
2026 Estimated Some College	27.7%	22.3%	20.8%
2026 Estimated Associates Degree Only	9.7%	9.3%	8.5%
2026 Estimated Bachelors Degree Only	15.4%	17.0%	18.7%
2026 Estimated Graduate Degree	7.3%	12.7%	15.0%
Business			
2026 Estimated Total Businesses	136	890	1,131
2026 Estimated Total Employees	3,405	10,506	15,742
2026 Estimated Employee Population per Business	25.0	11.8	13.9
2026 Estimated Residential Population per Business	27.7	36.5	44.6

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