

Retail Strip Center Adjacent to Wal-Mart!



Wal-Mart Anchored Strip Center

- 900 SF, 1,200 SF, 1,400 SF, 1,800 or 3,600 SF available
- 45,258 SF multi-tenant retail strip center adjacent to Wal-Mart
- Neighboring tenants include: Dollar Tree, Rent-A-Center, Shoe Dept., Cato, Game Stop, El Maguey, and many others!
- Over 14,000 cars-per-day on 291 Highway

For more information:

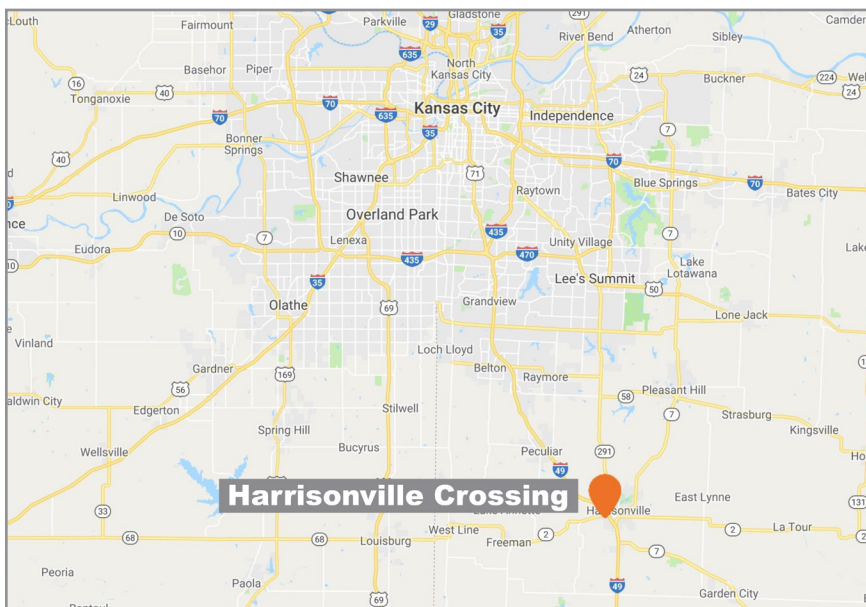
Kim Bartalos, CLS
816.412.8466
kbartalos@blockllc.com

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Harrisonville Crossing

1802-2010 N. State Route 291, Harrisonville, MO 64701

For Lease



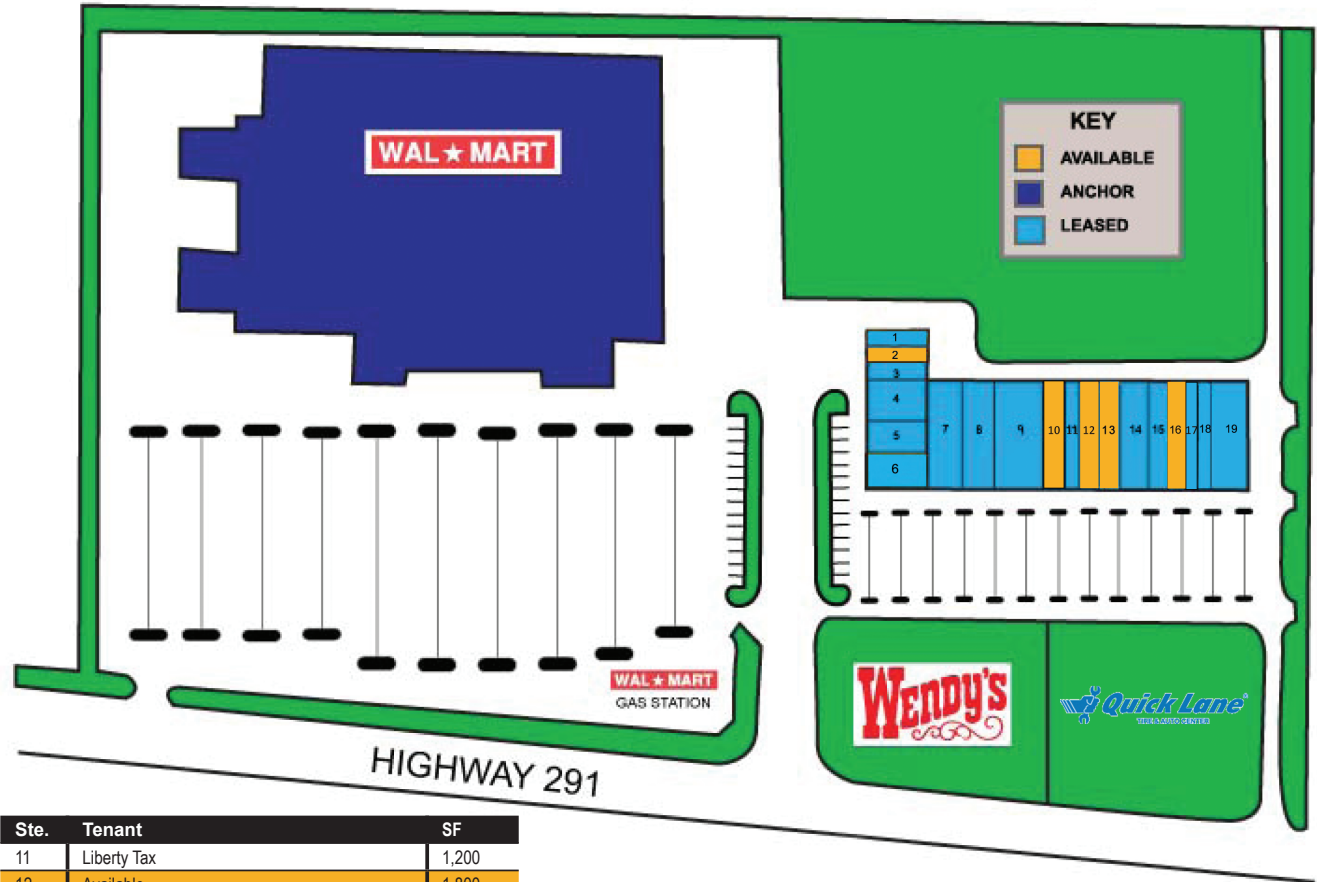
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Harrisonville Crossing

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For Lease



Ste.	Tenant	SF	Ste.	Tenant	SF
1	Ship It Now	1,050	11	Liberty Tax	1,200
2	Available	900	12	Available	1,800
3	Lotus Nails	1,000	13	Available	1,800
4	World Finance	1,408	14	Rent-A-Center	4,000
5	GameStop	1,718	15	Hot Tan Cafe	1,600
6	Sprint	1,750	16	Available	1,400
7	The Shoe Department	5,200	17	American Shaman	1,200
8	CATO	4,100	18	Thai Pepper Restaurant	1,440
9	Dollar Tree	6,200	19	El Maguey	3,200
10	Available	1,200			

Demographics

1802 Rte 291 Harrisonville, MO 64701	1 mi radius	3 mi radius	5 mi radius
Population			
2022 Estimated Population	907	11,191	14,447
2027 Projected Population	914	11,191	14,484
2020 Census Population	878	10,973	14,154
2010 Census Population	845	10,831	13,954
Projected Annual Growth 2022 to 2027	0.2%	-	-
Historical Annual Growth 2010 to 2022	0.6%	0.3%	0.3%
Households			
2022 Estimated Households	366	4,356	5,574
2027 Projected Households	377	4,421	5,668
2020 Census Households	354	4,269	5,463
2010 Census Households	332	4,145	5,302
Projected Annual Growth 2022 to 2027	0.6%	0.3%	0.3%
Historical Annual Growth 2010 to 2022	0.3%	0.2%	0.2%
Age			
2022 Est. Population Under 10 Years	10.3%	12.2%	11.3%
2022 Est. Population 10 to 19 Years	11.5%	13.5%	13.7%
2022 Est. Population 20 to 29 Years	10.3%	12.0%	11.1%
2022 Est. Population 30 to 44 Years	19.2%	19.2%	18.9%
2022 Est. Population 45 to 59 Years	17.4%	17.8%	18.9%
2022 Est. Population 60 to 74 Years	18.3%	16.5%	17.6%
2022 Est. Population 75 Years or Over	13.0%	8.8%	8.6%
2022 Est. Median Age	42.8	38.6	40.1
Marital Status & Gender			
2022 Est. Male Population	47.6%	48.4%	48.7%
2022 Est. Female Population	52.4%	51.6%	51.3%
2022 Est. Never Married	34.8%	26.2%	24.0%
2022 Est. Now Married	38.4%	45.3%	49.6%
2022 Est. Separated or Divorced	18.9%	22.0%	20.5%
2022 Est. Widowed	7.9%	6.4%	5.9%
Income			
2022 Est. HH Income \$200,000 or More	0.4%	2.2%	2.7%
2022 Est. HH Income \$150,000 to \$199,999	17.2%	4.8%	5.2%
2022 Est. HH Income \$100,000 to \$149,999	2.1%	14.5%	16.0%
2022 Est. HH Income \$75,000 to \$99,999	9.4%	13.6%	14.5%
2022 Est. HH Income \$50,000 to \$74,999	19.8%	22.9%	23.5%
2022 Est. HH Income \$35,000 to \$49,999	16.4%	12.5%	12.1%
2022 Est. HH Income \$25,000 to \$34,999	8.8%	12.9%	11.0%
2022 Est. HH Income \$15,000 to \$24,999	15.2%	9.9%	8.4%
2022 Est. HH Income Under \$15,000	10.7%	6.8%	6.7%
2022 Est. Average Household Income	\$102,874	\$70,601	\$77,006
2022 Est. Median Household Income	\$50,127	\$55,601	\$59,697
2022 Est. Per Capita Income	\$41,824	\$27,746	\$29,938
2022 Est. Total Businesses	138	533	620
2022 Est. Total Employees	2,364	6,107	6,894