

# FOR SALE <sup>OR</sup> BUILD-TO-SUIT

## .74 ACRES COMMERCIAL ZONING

Will build-to-suit or \$325,000  
Population w/n 5 miles: 41,879  
Households w/n 5 miles: 15,162

Average HH Income w/n 5 miles: \$71,202  
Average HH Income w/n 1 mile: \$69,874  
200+ Apartments under construction

Traffic Count: 27,089 cars per day  
1/2 Mile South of Walgreens & CVS  
Signaled Intersection

Newly approved 1,600 acres mixed use projects currently being developed South of property  
4,000 - 4,500 New Residents

### NWC Liggett Rd. & MO HWY 7 // Blue Springs, MO



For more information contact:

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