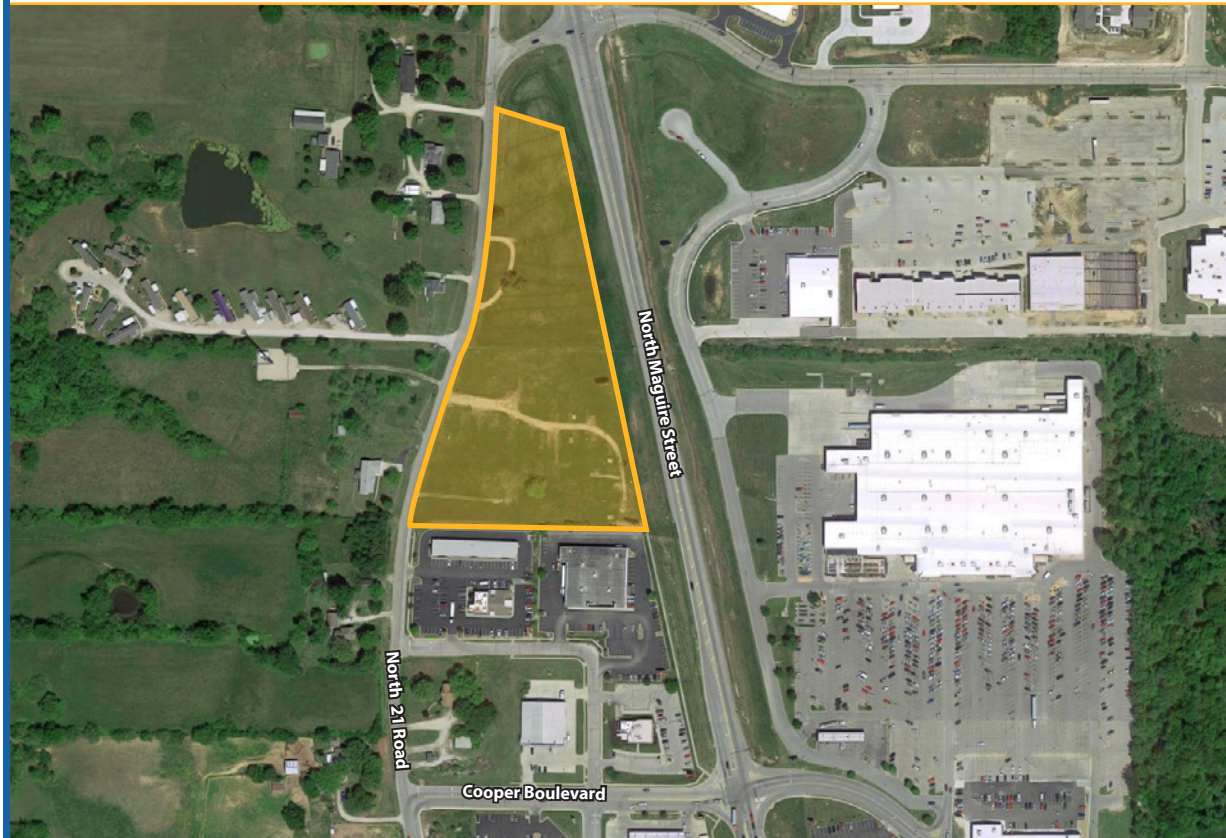




SITE AVAILABLE | 6.77 ACRE SITE

North Holden Street | Warrensburg, MO 64093



AVAILABLE SPACE

6.77 Acre Site

RATES | NNN & PRICE

Call for pricing

TRAFFIC COUNTS

North Maguire Street - 18,840 AADT

Highway 50 - 15,816 AADT

Source: Sites USA

PROPERTY INFORMATION

- Opposite Walmart, Aldi, and the Hawthorne Plaza Shopping Center
- North of Lowes, Applebees, and Rib Crib
- Power, water, and waste water available on south side of site
- Current zoning is for general business

DEMOGRAPHICS (based on 2019 data)

Variable	Community Population	RTA
2019 Population	19,675	69,978
Average HH Income	\$56,395	\$64,834
Median Age	24.90	32.40

* RTA – Retail Trade Area; the geographic area from which retailers derive approximately 80-85% of their business.

CONTACT

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