

LAMPLIGHTER BLDG

9504 E 63RD ST, RAYTOWN, MO 64133



2ND PRICE REDUCTION!



HIGHLIGHTS

- 100% Leased investment property for sale
- 9,728 SF 2-story office building
- Built in 1965
- New roof in April of 2016
- 10% cap rate based on NOI of \$40,905

FOR SALE

\$409,050

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
2016 POPULATION	8,700	56,302	134,466
2016 AVG HOUSEHOLD INCOME	\$51,101	\$57,505	\$54,664

Terry Moody

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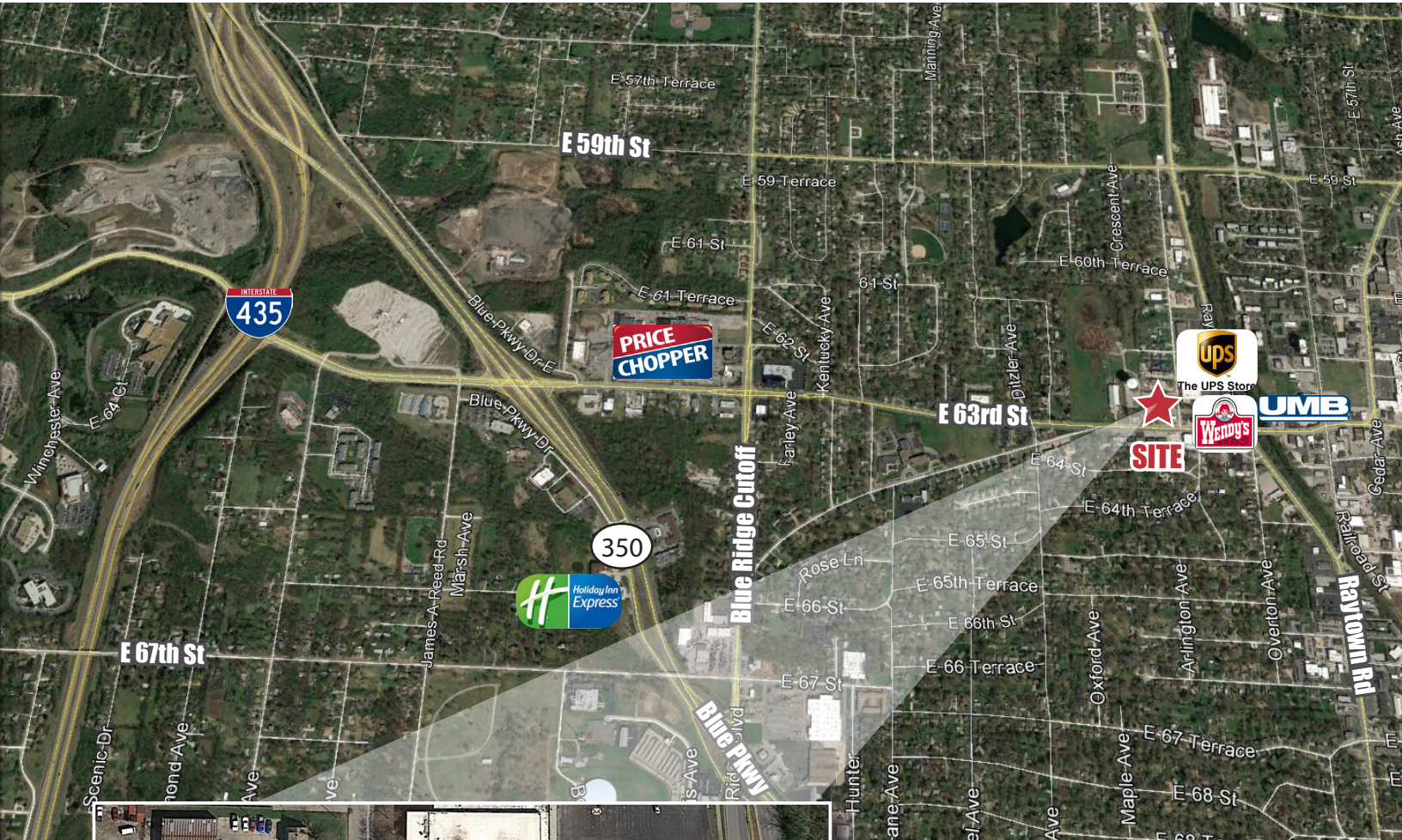
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AERIALS

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