



INVESTMENT PROPERTY

2412 E. RD Mize Road, Independence, MO

FOR SALE



SALE PRICE: \$235,000 | 2,000 SF BUILDING

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	9,935	59,310	141,390
Avg. Household Income	\$68,716	\$65,079	\$68,377

- Hair Salon
- Good visibility
- Quality building
- On site management
- Good parking
- Quality tenants

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

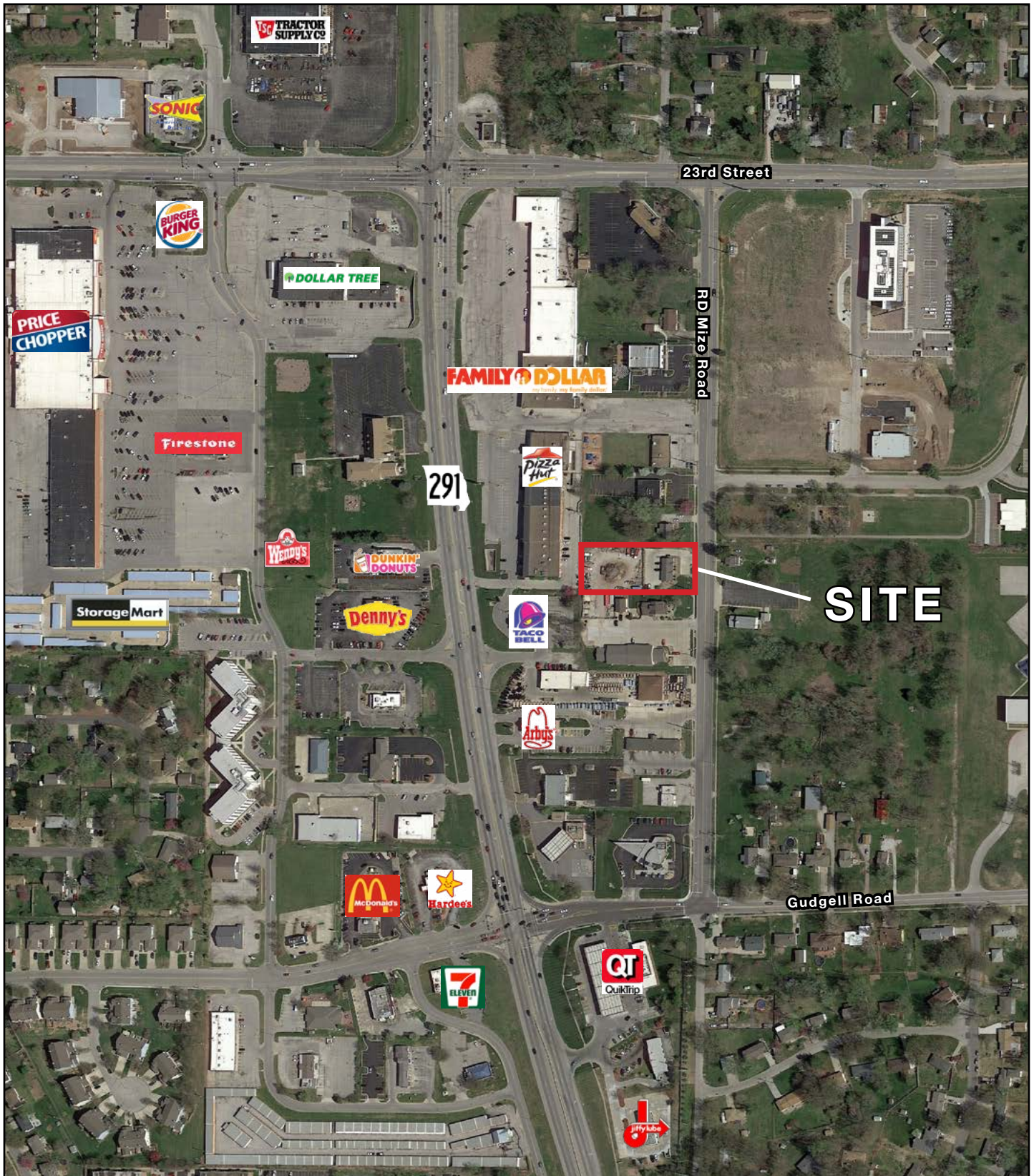
For More Information Contact:

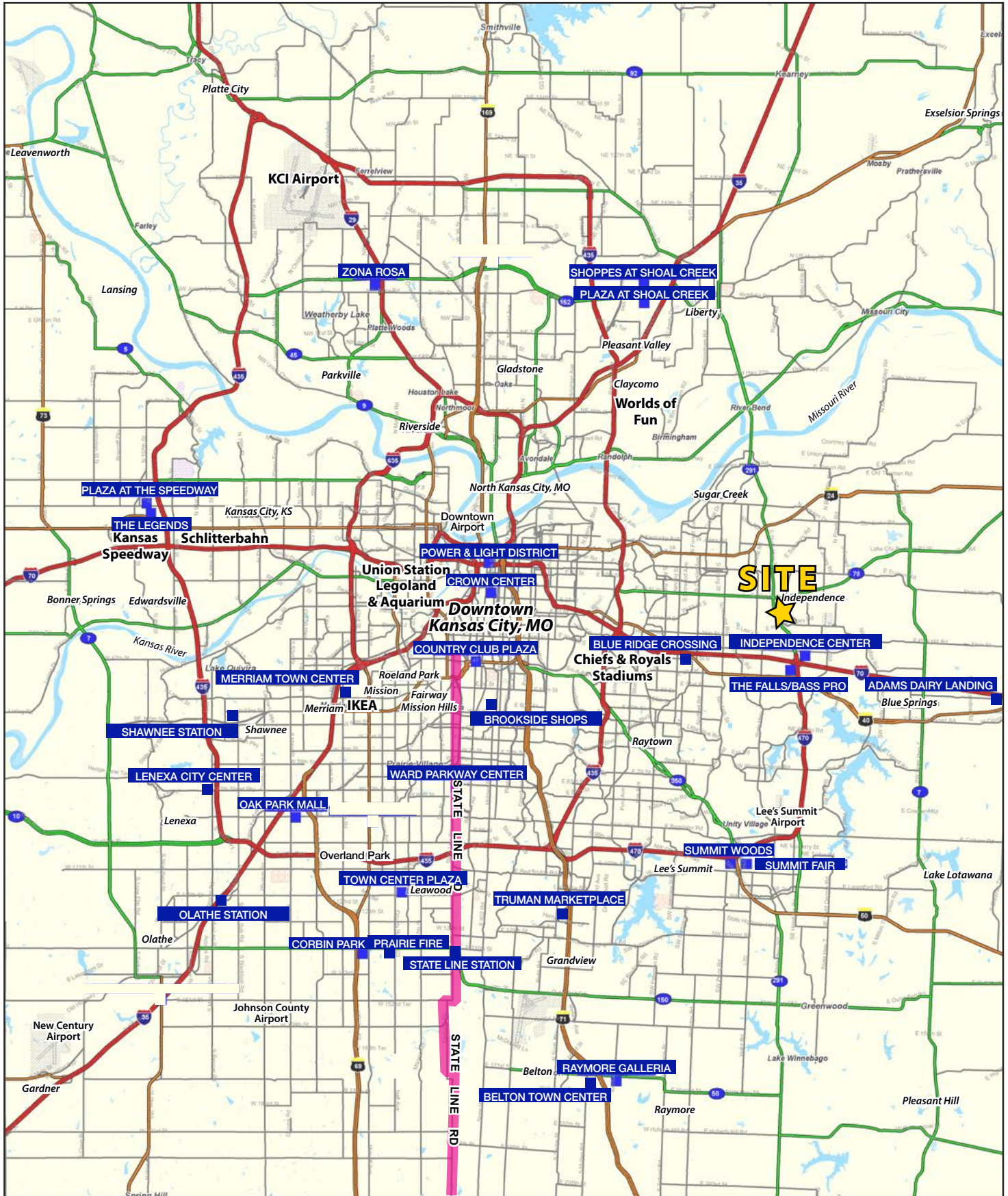
WILLIAM GLASGOW | 816.412.7394 | wglasgow@blockandco.com

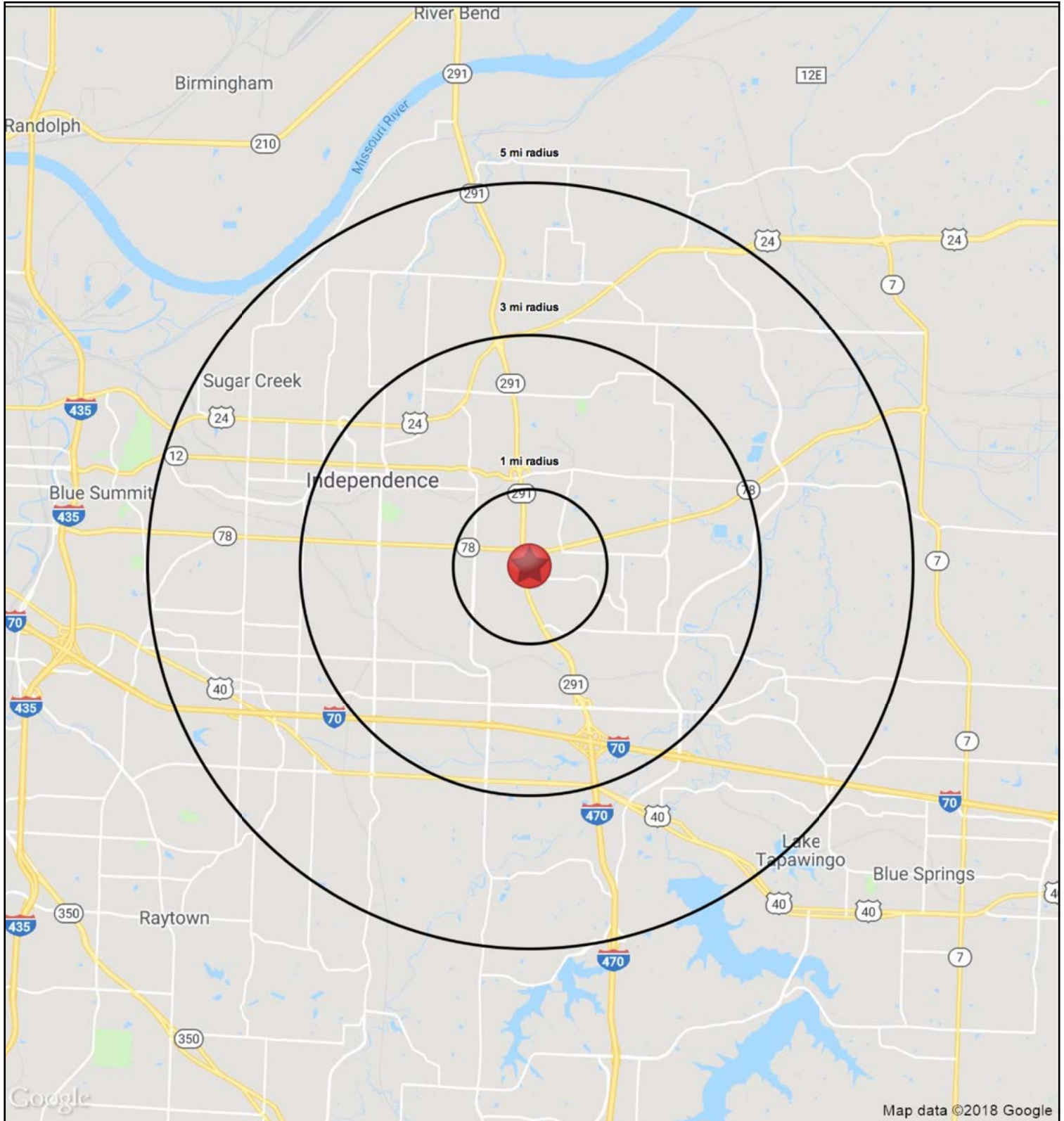
Exclusive Agent



AERIAL







2412 E. RD Mize Road Independence, MO 64057		1 mi radius	3 mi radius	5 mi radius
POPULATION	2018 Estimated Population	9,935	59,310	141,390
	2023 Projected Population	10,203	60,388	144,071
	2010 Census Population	9,851	59,507	140,435
	2000 Census Population	9,650	57,215	132,044
	Projected Annual Growth 2018 to 2023	0.5%	0.4%	0.4%
	Historical Annual Growth 2000 to 2018	0.2%	0.2%	0.4%
	2018 Median Age	42	40.3	39.6
HOUSEHOLDS	2018 Estimated Households	4,596	25,939	60,243
	2023 Projected Households	4,680	26,285	61,171
	2010 Census Households	4,387	25,156	57,915
	2000 Census Households	4,145	23,877	54,528
	Projected Annual Growth 2018 to 2023	0.4%	0.3%	0.3%
	Historical Annual Growth 2000 to 2018	0.6%	0.5%	0.6%
RACE AND ETHNICITY	2018 Estimated White	84.8%	84.8%	83.2%
	2018 Estimated Black or African American	6.0%	6.3%	7.7%
	2018 Estimated Asian or Pacific Islander	2.5%	2.0%	2.0%
	2018 Estimated American Indian or Native Alaskan	0.4%	0.5%	0.5%
	2018 Estimated Other Races	6.3%	6.5%	6.6%
	2018 Estimated Hispanic	6.5%	7.1%	7.5%
INCOME	2018 Estimated Average Household Income	\$68,716	\$65,079	\$68,377
	2018 Estimated Median Household Income	\$50,778	\$51,153	\$54,445
	2018 Estimated Per Capita Income	\$31,841	\$28,523	\$29,186
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	3.1%	3.7%	3.1%
	2018 Estimated Some High School (Grade Level 9 to 11)	5.4%	6.1%	6.6%
	2018 Estimated High School Graduate	36.4%	36.5%	35.9%
	2018 Estimated Some College	25.0%	24.6%	24.7%
	2018 Estimated Associates Degree Only	8.0%	7.9%	7.8%
	2018 Estimated Bachelors Degree Only	15.0%	14.2%	14.6%
	2018 Estimated Graduate Degree	7.0%	7.0%	7.3%
BUSINESS	2018 Estimated Total Businesses	377	2,439	4,258
	2018 Estimated Total Employees	3,441	26,696	43,010
	2018 Estimated Employee Population per Business	9.1	10.9	10.1
	2018 Estimated Residential Population per Business	26.4	24.3	33.2