

Battlefield Plaza



301-321 E BATTLEFIELD RD, SPRINGFIELD, MO 65807

COVER PAGE

For Lease



For more information please contact:

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2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | www.jaredcommercial.com





301-321 E BATTLEFIELD RD, SPRINGFIELD, MO 65807

EXECUTIVE SUMMARY

For Lease



PROPERTY SUMMARY

Available SF:	1,500 - 6,100 SF
Lease Rate:	\$16.00 - 20.00 SF/yr (NNN)
Lot Size:	14.75 Acres
Building Size:	165,595 SF
Year Built:	1989
Zoning:	Commercial
Market:	Springfield, MO
Cross Streets:	S Jefferson Ave

PROPERTY OVERVIEW

Battlefield plaza is a multi-building strip center located on Battlefield Rd by Campbell Ave. This retail center is anchored by Food 4 Less & Big Lots! Property sits at a signalized intersection, and has multiple access from surrounding streets. High traffic count area, and great visibility make this a prime location for any retail business.

Owner/Agent

PROPERTY HIGHLIGHTS

- High traffic area.
- Corner lot.
- Signalized corner.
- Anchored by Big Lots! & Food 4 Less.
- Plenty of parking.

Battlefield Plaza



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AVAILABLE SPACES

For Lease

LEASE TYPE	NNN - \$3.00
TOTAL SPACE	1,500 - 6,100 SF
LEASE TERM	60 months
LEASE RATE	\$16.00 - \$20.00 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
319-A	Available	1,500 SF	NNN	\$20.00 SF/yr	
319-B	Available	4,600 SF	NNN	\$16.00 SF/yr	
A&B	Available	6,100 SF	NNN	\$20.00 SF/yr	

BATTLEFIELD PLAZA

301-321 E Battlefield Rd, Springfield , MO

SITE PLAN

Site Plan



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The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.

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RETAILER MAP



Google

Map data ©2019 Imagery ©2019, Maxar Technologies, USDA Farm Service Agency

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TRAFFIC COUNTS



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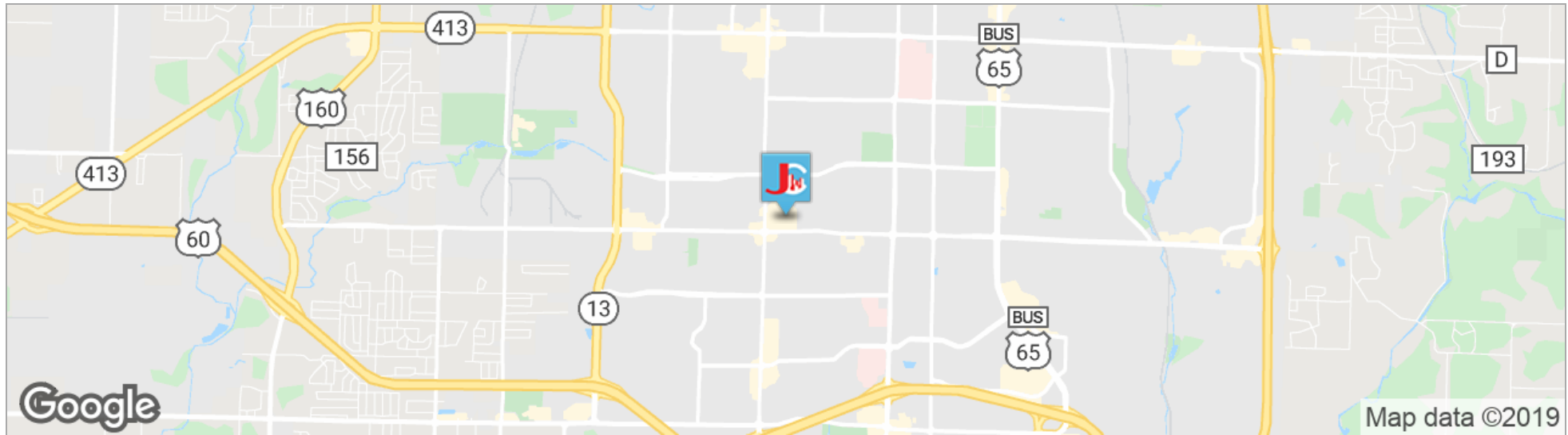
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LOCATION MAPS

For Lease



POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	12,400	80,147	179,760
MEDIAN AGE	36.0	36.0	35.1
MEDIAN AGE (MALE)	33.0	34.1	33.6
MEDIAN AGE (FEMALE)	37.7	37.9	36.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	6,514	37,326	78,847
# OF PERSONS PER HH	1.9	2.1	2.3
AVERAGE HH INCOME	\$39,041	\$47,167	\$49,475
AVERAGE HOUSE VALUE		\$154,231	\$153,511

PROPERTY HIGHLIGHTS

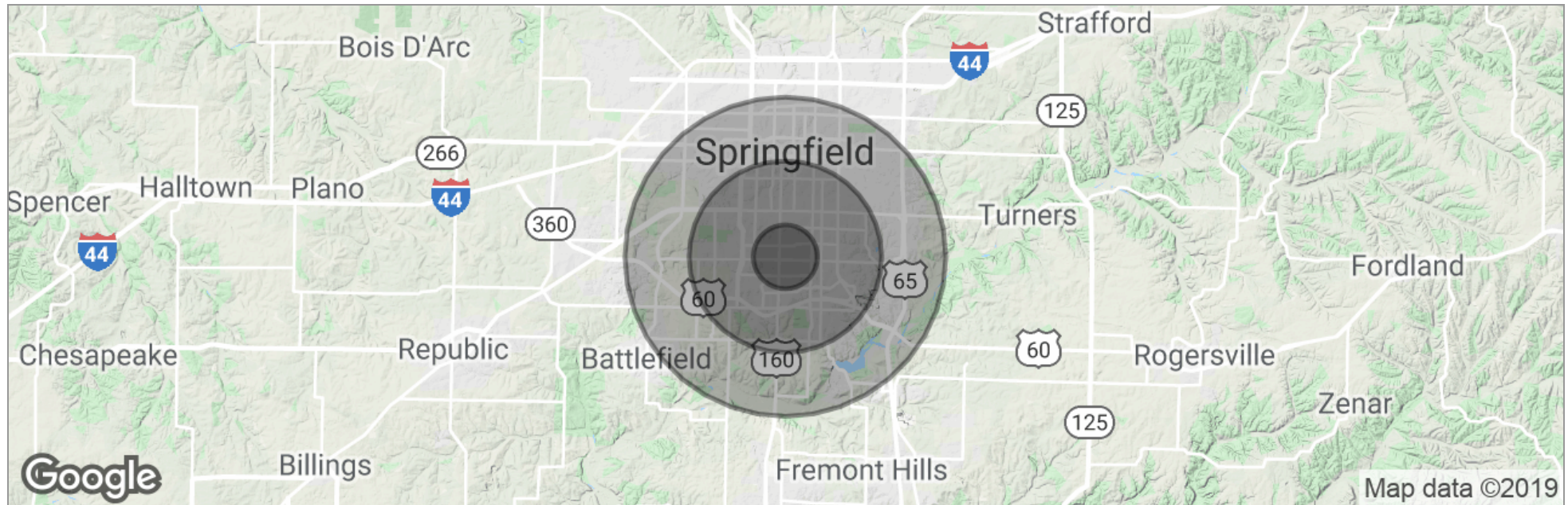
- High traffic area.
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DEMOGRAPHICS MAP

For Lease



	1 Mile	3 Miles	5 Miles
Total Population	12,400	80,147	179,760
Population Density	3,947	2,835	2,289
Median Age	36.0	36.0	35.1
Median Age (Male)	33.0	34.1	33.6
Median Age (Female)	37.7	37.9	36.3
Total Households	6,514	37,326	78,847
# of Persons Per HH	1.9	2.1	2.3
Average HH Income	\$39,041	\$47,167	\$49,475
Average House Value		\$154,231	\$153,511

* Demographic data derived from 2010 US Census



301-321 E BATTLEFIELD RD, SPRINGFIELD, MO 65807

ADVISOR BIO

For Lease



DAVID HAVENS

Senior Broker

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MO #2015037234

EDUCATION

Bachelors Degree in Business Administration from University of Northern Colorado.
Entrepreneurship Certificate from University of Northern Colorado
CCIM Candidate
Missouri and Colorado Real Estate License
Business Brokerage Certificate- VR

MEMBERSHIPS

CCIM, ICSC, NAR, MAR.

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MEMBERSHIPS

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