



## SALE PRICE: \$2.50/SF | 17.3 ACRES

### DEMOGRAPHICS

	3 mile	5 miles	10 miles
Estimated Population	44,499	62,046	243,662
Avg. Household Income	\$80,247	\$79,202	\$105,025

- Power Center anchored by Lowe's, OfficeMax, NTB, Steak 'n Shake, and new Sam's Club
- Adjacent to Walmart Supercenter, KFC, Wendy's, Pizza Hut, and Taco Bell
- Signaled intersection with great visibility and access
- Large trade area that draws from many surrounding communities
- 79 new residential building permits issued by May of 2016, highest totals in Cass County
- One of the fastest growing suburbs in Missouri
- 350 new homes under development directly south of property

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

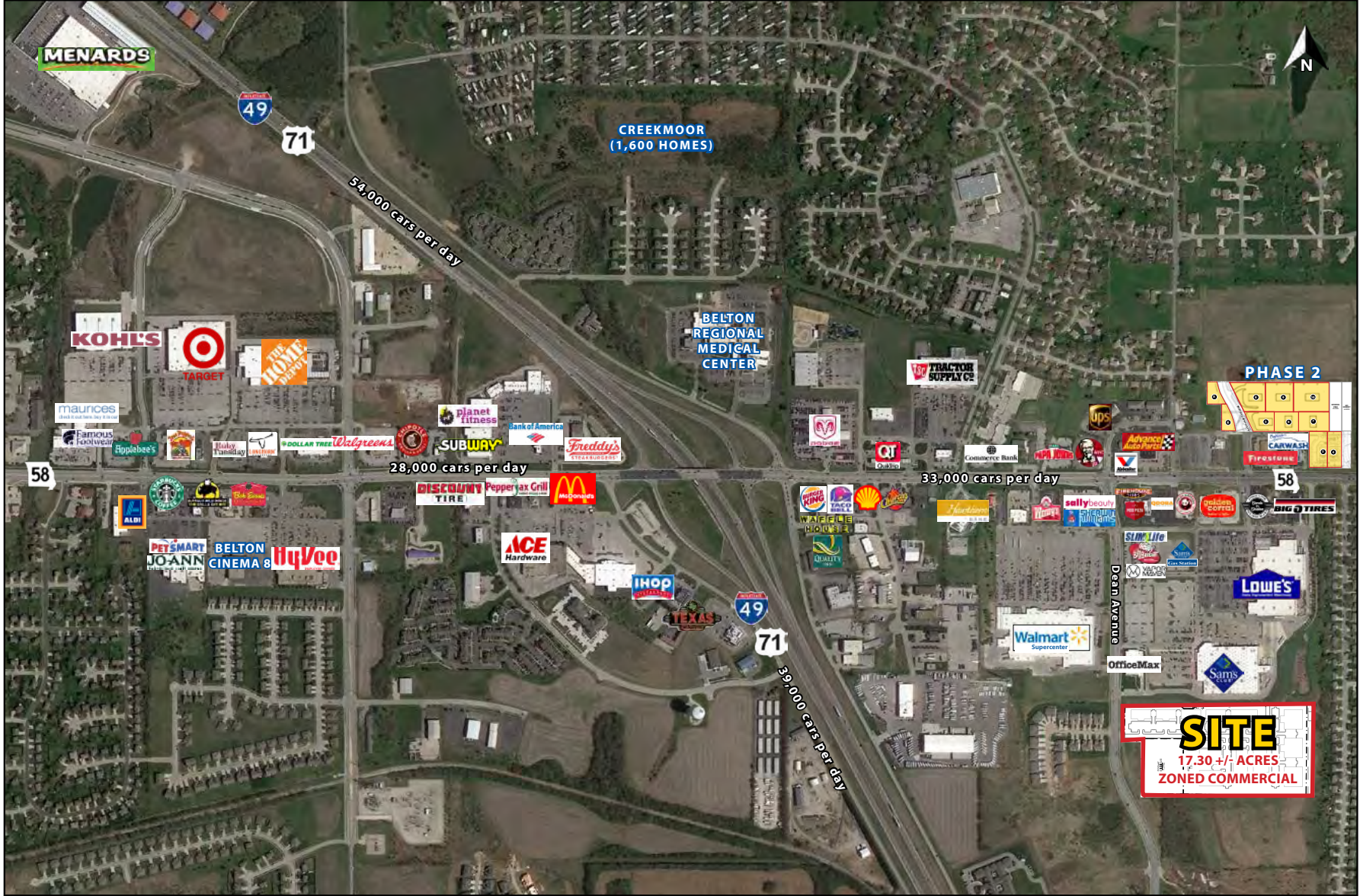
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Exclusive Agent

AERIAL



**SITE PLAN**



PHASE 2 KEY	
1	Firestone
2	Carwash
3	.80 acres
4	1.11 acres
5	.69 acres
6	.73 acres
7	.79 acres
8	1.3 acres
9	1.3 acres
10	1.3 acres
A	.48 acres
B	.38 acres

**RAYMORE GALLERIA**  
 HWY #58 AND DEAN AVE.  
 RAYMORE, MISSOURI

SITE PLAN V60.c (2)  
 SCALE: 1" = 200'-0"  
 08/21/07



**DRONE PHOTO**



**DRONE PHOTO**





# RAYMORE GALLERIA LAND

58 Highway & Dean Avenue (SEC), Raymore, MO

FOR SALE

## DRONE PHOTO

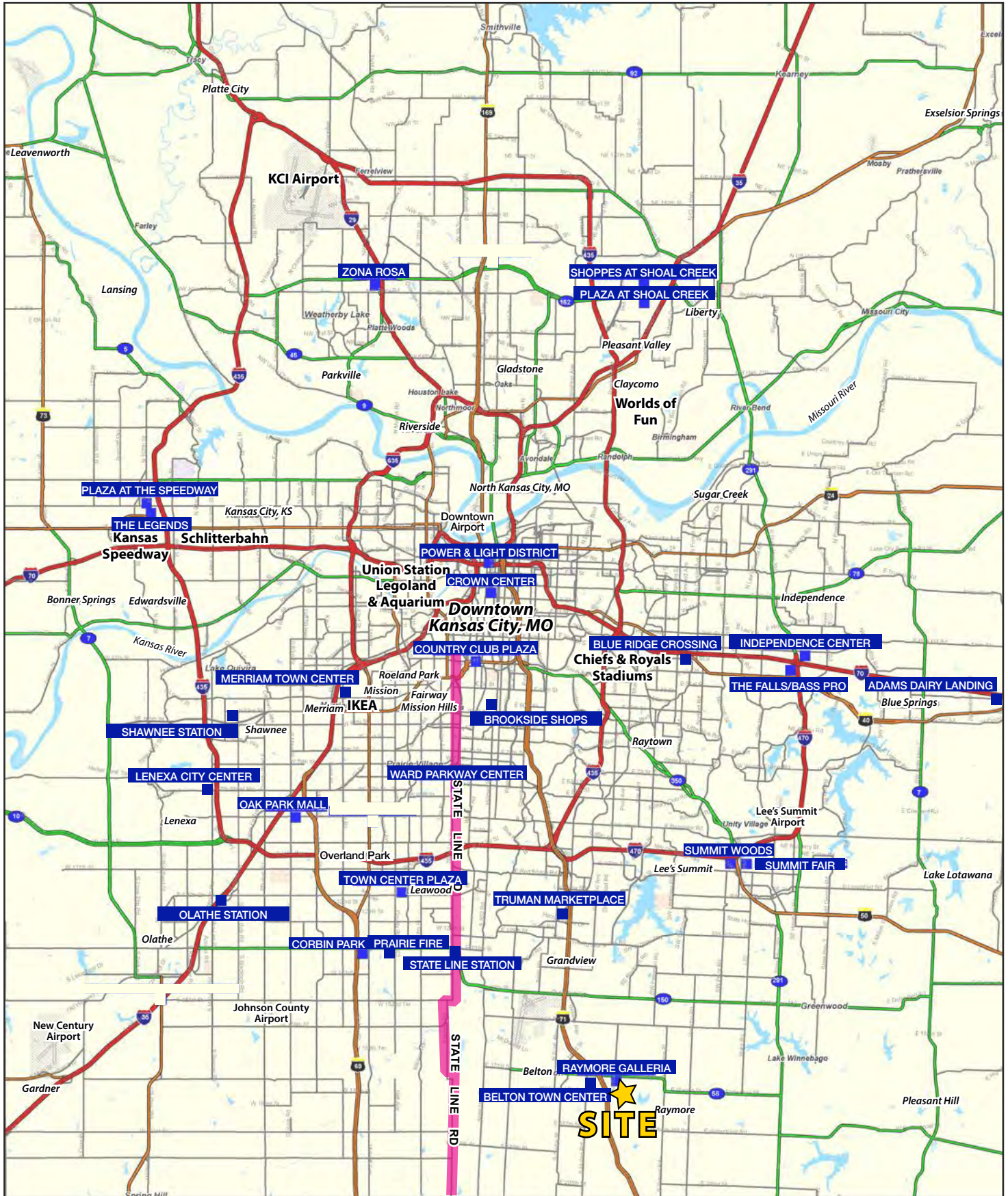


All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.

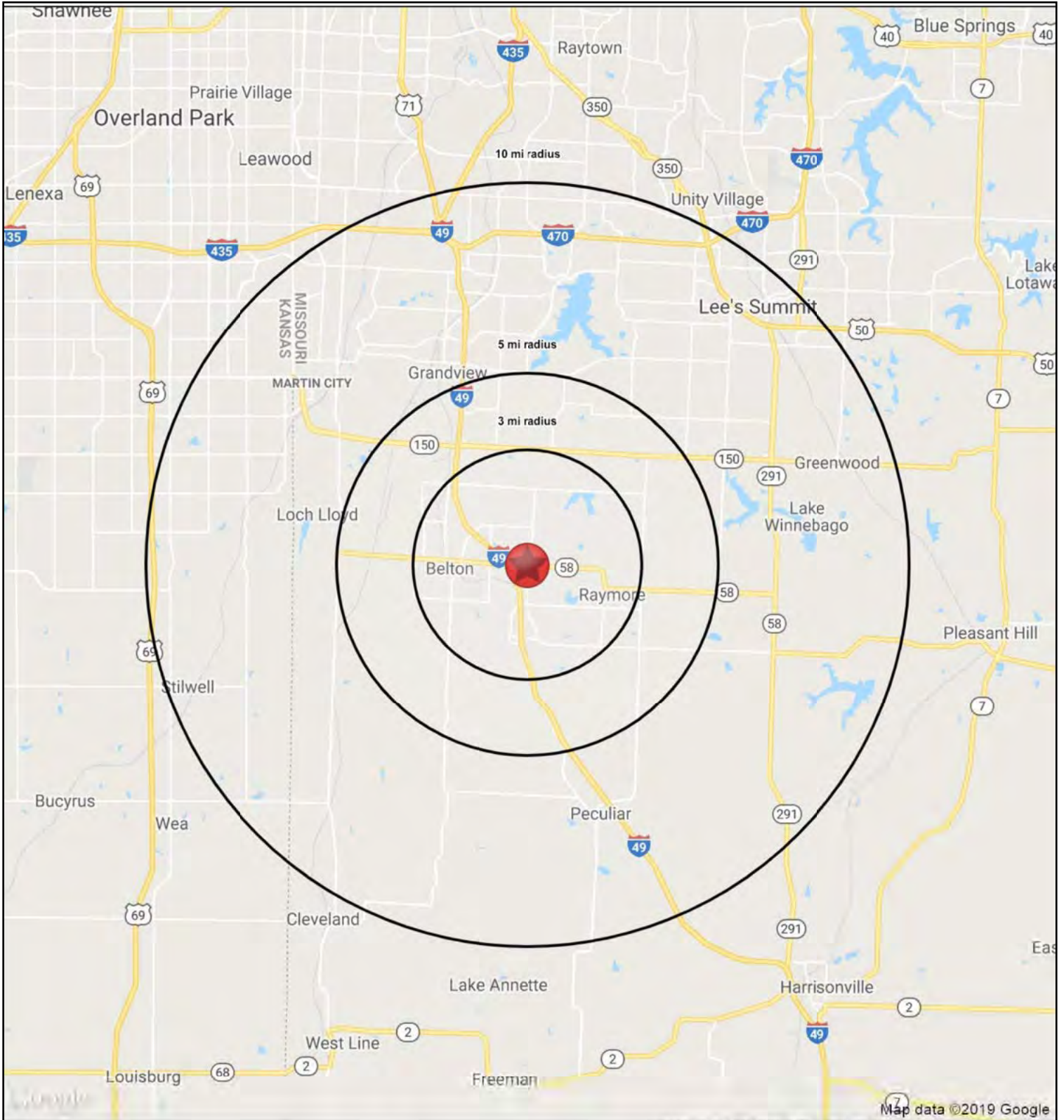
**DRONE PHOTO**



KEY	
1	Firestone
2	Buffone's CARWASH
3	.80 acres
4	1.11 acres
5	.69 acres
6	.73 acres
7	.79 acres
8	1.3 acres
9	1.3 acres
10	1.3 acres
A	.48 acres
B	.38 acres

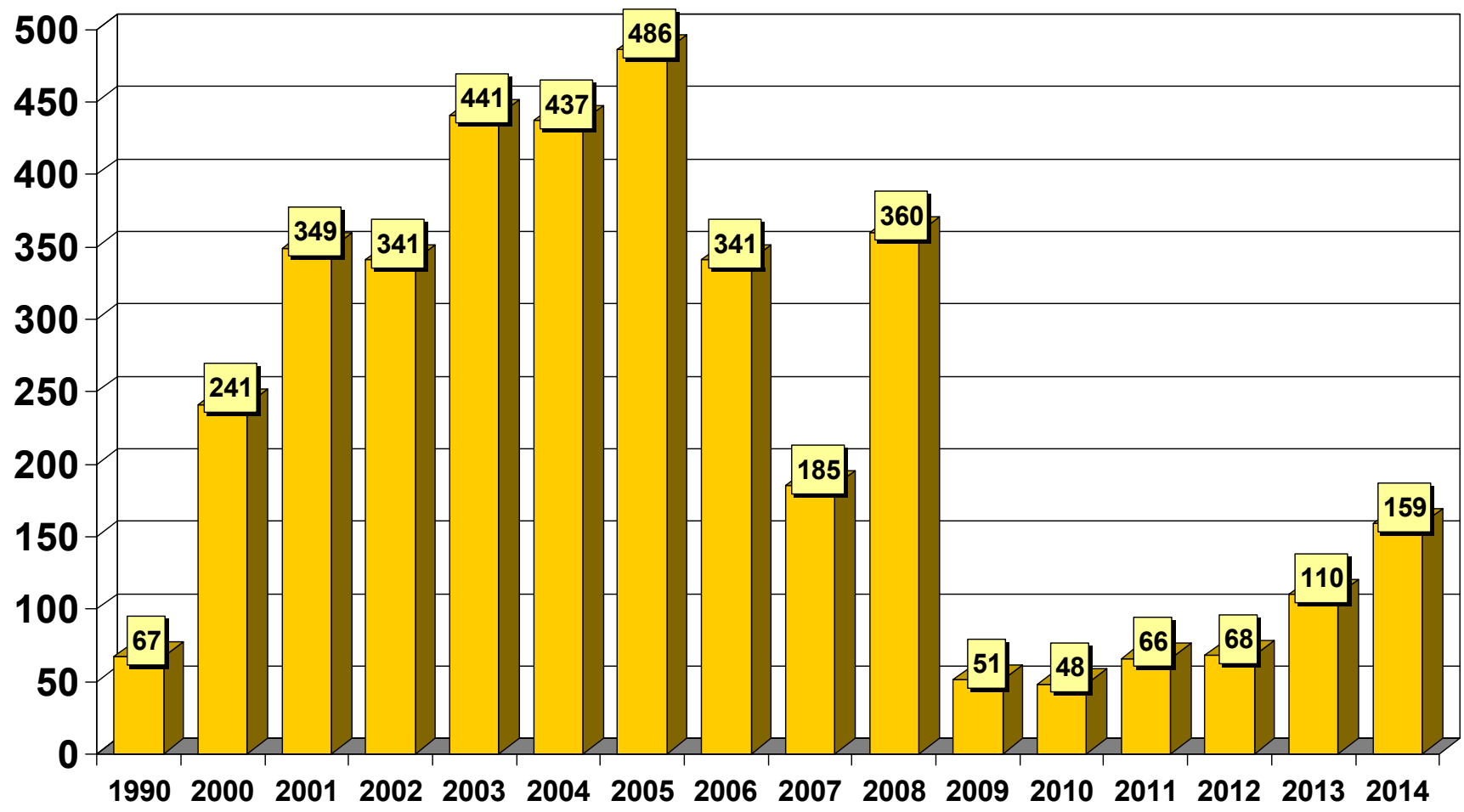






# Raymore Residential Building Permits

Source: K.C. HBA





## MAY 2016

	Single Family Units <sup>A</sup>	Multi-Family Units <sup>%</sup>	Total Units	S-F Units YTD	M-F Units YTD	Total Units YTD		Single Family Units <sup>A</sup>	Multi-Family Units <sup>%</sup>	Total Units	S-F Units YTD	M-F Units YTD	Total Units YTD		
<b>CASS COUNTY</b>								<b>LEAVENWORTH COUNTY</b>							
Archie	0	0	0	2	0	2	Basehor	5	0	5	39	0	39		
Belton	3	0	3	26	0	26	Lansing	2	0	2	3	0	3		
Cass County	0	0	0	0	0	0	Leavenworth County	10	0	10	34	0	34		
Cleveland	0	0	0	0	0	0	Leavenworth	0	0	0	8	0	8		
Drexel	0	0	0	0	0	0	Tonganoxie	20	0	20	22	0	22		
Garden City	0	0	0	0	0	0		<b>37</b>	<b>0</b>	<b>37</b>	<b>106</b>	<b>0</b>	<b>106</b>		
Harrisonville	2	0	2	3	0	3	<b>WYANDOTTE COUNTY</b>								
Lake Winnebago	0	0	0	1	0	1	Bonner Springs	0	0	0	3	0	3		
Lee's Summit	2	0	2	4	0	4	Edwardsville	0	0	0	0	0	0		
Peculiar	51	0	51	51	0	51	KCKS/Wyandotte Co	8	0	8	87	0	87		
Pleasant Hill	21	0	21	28	0	28		<b>8</b>	<b>0</b>	<b>8</b>	<b>90</b>	<b>0</b>	<b>90</b>		
Raymore	12	12	24	67	12	79	<b>MIAMI COUNTY</b>								
Village of Loch Lloyd	0	0	0	4	0	4	Louisburg	1	0	1	10	0	10		
	<b>91</b>	<b>12</b>	<b>103</b>	<b>186</b>	<b>12</b>	<b>198</b>	Miami County	5	0	5	26	0	26		
<b>CLAY COUNTY</b>								0	0	0	0	0	0		
Clay County	3	0	3	19	0	19	Osawatomie	0	0	0	0	0	0		
Excelsior Springs	0	0	0	5	0	5	Paola	1	0	1	3	0	3		
Gladstone	0	0	0	14	0	14	Spring Hill	0	0	0	1	0	1		
Kansas City	70	0	70	353	0	353		<b>7</b>	<b>0</b>	<b>7</b>	<b>40</b>	<b>0</b>	<b>40</b>		
Kearney	12	0	12	47	0	47	<b>Totals</b>	<b>502</b>	<b>207</b>	<b>709</b>	<b>2223</b>	<b>1555</b>	<b>3778</b>		
Lawson	0	0	0	0	0	0	<b>Comparison of Single Family Building Units for Greater Kansas City</b>								
Liberty	1	0	1	14	0	14	(Cass, Clay, Jackson, Platte, Johnson, Leavenworth, Miami, Wyandotte Counties)								
North Kansas City	1	0	1	2	0	2	<b>Month/Year</b>	<b>2009</b>	<b>2010</b>	<b>2011</b>	<b>2012</b>	<b>2013</b>	<b>2014</b>	<b>2015</b>	<b>2016</b>
Pleasant Valley	0	0	0	0	0	0	January	96	137	90	188	273	287	240	265
Smithville	14	0	14	39	0	39	February	129	145	121	182	224	216	260	399
	<b>101</b>	<b>0</b>	<b>101</b>	<b>493</b>	<b>0</b>	<b>493</b>	March	131	252	180	270	335	362	392	538
<b>JACKSON COUNTY</b>								184	228	210	277	444	439	437	519
Blue Springs	16	0	16	76	0	76	May	189	213	230	294	337	385	395	502
Buckner	0	0	0	0	0	0	June	204	239	262	268	333	364	438	
Grain Valley	0	0	0	37	0	37	July	196	180	204	288	409	375	399	
Grandview	0	0	0	0	0	0	August	207	243	205	260	354	352	425	
Greenwood	0	0	0	9	0	9	September	219	173	202	379	384	383	462	
Independence	5	0	5	23	0	23	October	226	279	205	331	369	468	459	
Jackson County	6	0	6	33	0	33	November	192	173	185	283	340	312	360	
Kansas City	6	140	146	31	489	520	December	182	209	207	279	288	328	432	
Lake Lotawana	0	0	0	3	0	3	<b>Annual Total</b>	<b>2,155</b>	<b>2,471</b>	<b>2,301</b>	<b>3,299</b>	<b>4,090</b>	<b>4,271</b>	<b>4,699</b>	<b>2,223</b>
Lee's Summit	29	0	29	128	0	128	<b>Comparison of Permits By Units Issued Year to Date</b>								
Oak Grove	3	0	3	22	0	22	<b>2009 - 2016</b>								
Raytown	0	0	0	0	0	0		<b>S-F Units</b>	<b>M-F Units</b>	<b>Total Units</b>					
Sugar Creek	0	0	0	0	0	0	2009	729	23	752					
	<b>65</b>	<b>140</b>	<b>205</b>	<b>362</b>	<b>489</b>	<b>851</b>	2010	975	55	1030					
<b>PLATTE COUNTY</b>								831	272	1103					
Edgerton	0	0	0	0	0	0	2011	1211	121	1332					
Kansas City	17	0	17	102	346	448	2012	1613	1450	3063					
Parkville	8	0	8	25	0	25	2013	1689	1604	3293					
Platte City	0	0	0	0	0	0	2014	1724	1269	2993					
Platte County	10	0	10	52	0	52	2015	2223	1555	3778					
Riverside	4	0	4	17	0	17	<b>^The Single Family number is units and includes both attached and detached units.</b>								
Weatherby Lake	1	0	1	9	0	9	<b>%Multi-Family units are in buildings with 5 or more units.</b>								
Weston	0	0	0	0	0	0	<b># Not available at time of report</b>								
	<b>40</b>	<b>0</b>	<b>40</b>	<b>205</b>	<b>346</b>	<b>551</b>	Permit information reflects the most recent data at time of publication. In order to ensure accurate recording of residential building permit statistics, the HBA may revise monthly and year-to-date figures when updated data is made available. Copyright 2016 Home Builders Assoc of Greater Kansas City. All rights reserved.								
<b>JOHNSON COUNTY</b>															
De Soto	0	0	0	7	0	7									
Edgerton	0	0	0	0	0	0									
Fairway	0	0	0	2	0	2									
Gardner	0	0	0	29	0	29									
Johnson County	2	0	2	19	0	19									
Leawood	4	0	4	30	18	48									
Lenexa	16	47	63	106	343	449									
Merriam	0	0	0	1	0	1									
Mission Hills	0	0	0	0	0	0									
Olathe	71	8	79	250	18	268									
Overland Park	36	0	36	201	41	242									
Prairie Village	7	0	7	14	0	14									
Shawnee	15	0	15	66	288	354									
Spring Hill	2	0	2	15	0	15									
Westwood	0	0	0	1	0	1									
	<b>153</b>	<b>55</b>	<b>208</b>	<b>741</b>	<b>708</b>	<b>1449</b>									



# RAYMORE GALLERIA LAND

58 Highway & Dean Avenue (SEC), Raymore, MO

**FOR  
SALE**

58 Highway & Dean Avenue		3 mi radius	5 mi radius	10 mi radius
Belton, MO 64012				
POPULATION	2018 Estimated Population	44,499	62,046	243,662
	2023 Projected Population	46,696	64,954	252,496
	2010 Census Population	41,539	58,604	229,847
	2000 Census Population	32,009	47,789	191,811
	Projected Annual Growth 2018 to 2023	1.0%	0.9%	0.7%
	Historical Annual Growth 2000 to 2018	2.2%	1.7%	1.5%
	2018 Median Age	37.1	36.7	38.5
HOUSEHOLDS	2018 Estimated Households	17,596	24,305	96,330
	2023 Projected Households	18,327	25,251	98,985
	2010 Census Households	15,621	21,850	86,921
	2000 Census Households	11,905	17,544	72,249
	Projected Annual Growth 2018 to 2023	0.8%	0.8%	0.6%
	Historical Annual Growth 2000 to 2018	2.7%	2.1%	1.9%
RACE AND ETHNICITY	2018 Estimated White	83.1%	79.0%	74.9%
	2018 Estimated Black or African American	8.6%	12.4%	16.8%
	2018 Estimated Asian or Pacific Islander	1.4%	1.4%	2.8%
	2018 Estimated American Indian or Native Alaskan	0.6%	0.6%	0.4%
	2018 Estimated Other Races	6.3%	6.6%	5.1%
	2018 Estimated Hispanic	7.1%	7.4%	5.5%
INCOME	2018 Estimated Average Household Income	\$80,247	\$79,202	\$105,025
	2018 Estimated Median Household Income	\$73,081	\$71,736	\$84,795
	2018 Estimated Per Capita Income	\$31,777	\$31,080	\$41,574
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	1.7%	1.7%	1.6%
	2018 Estimated Some High School (Grade Level 9 to 11)	5.2%	5.3%	4.1%
	2018 Estimated High School Graduate	31.8%	31.6%	24.2%
	2018 Estimated Some College	26.7%	26.5%	22.8%
	2018 Estimated Associates Degree Only	6.9%	7.3%	7.7%
	2018 Estimated Bachelors Degree Only	17.2%	17.3%	23.9%
	2018 Estimated Graduate Degree	10.5%	10.1%	15.7%
BUSINESS	2018 Estimated Total Businesses	1,223	1,525	7,523
	2018 Estimated Total Employees	12,308	19,593	103,883
	2018 Estimated Employee Population per Business	10.1	12.8	13.8
	2018 Estimated Residential Population per Business	36.4	40.7	32.4

