

PAD SITES AVAILABLE

FOR SALE, GROUND LEASE, OR BTS

I-49 & STATE HIGHWAY Y, BELTON, MO

LANE4



HIGHLIGHTS

- 17.27 total AC available
 - Up to 9.27 contiguous AC (divisible)
- For sale, ground lease, or BTS
- Located at newly improved interchange shared with Menards, Academy Sports, Hobby Lobby, Ross, Five Below, Petco, Party City, and more
- Great visibility from I-49 and Highway Y
- Less than 10 minute drive from Kansas City Metro

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	6,386	38,449	71,806
Avg. HH Income	\$60,452	\$69,687	\$73,757
# of Businesses	331	956	1,780
Daytime Population	3,960	14,144	28,147

4705 Central Street | Kansas City, MO 64112
816.960.1444 | lane4group.com



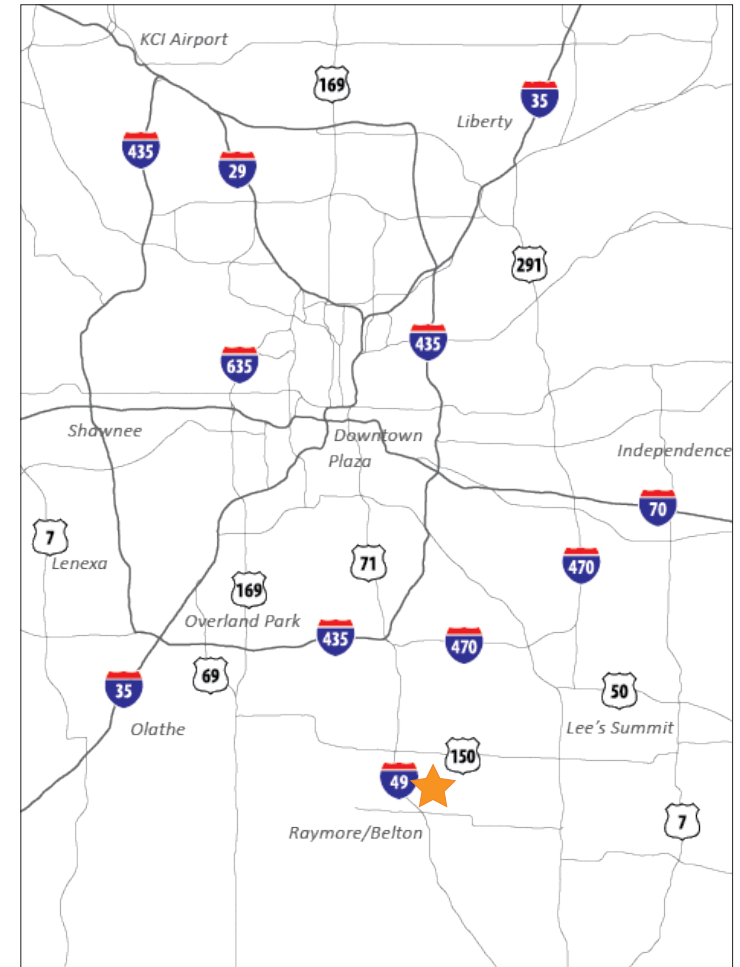
BRANDON BUCKLEY / 816.268.9112
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CORNERSTONE POINTE PAD SITES

I-49 & STATE HWY Y, BELTON, MO



LOT #	AC
LOT 4	5.81 AC
LOT 2A	3.46 AC



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