



FOR LEASE

Medical Plaza One

1741 NE Douglas Street / Lee's Summit, MO

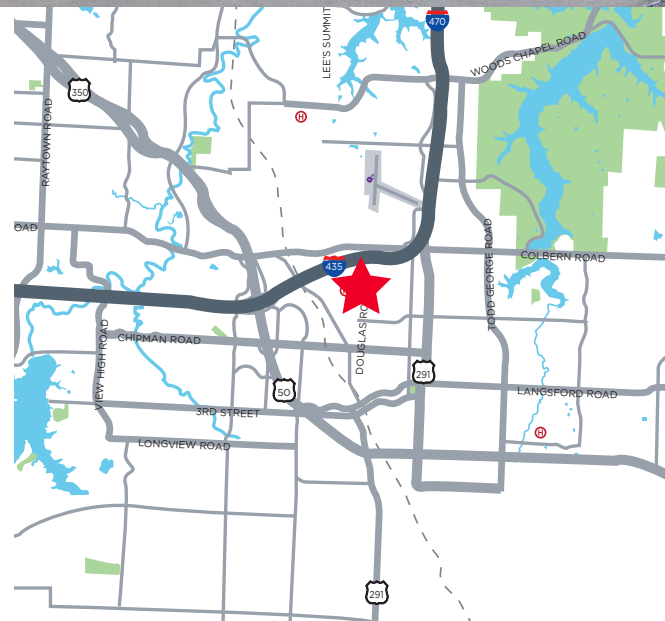
MEDICAL & OFFICE USE



1,936 SF Available
Lease Rate: \$23.00-\$24.50 PSF FS
for General & Medical Users

Property Highlights

- 1,936 SF first floor suite, built out office/medical space
- Perfect for office/medical/optometry/ophthalmology
- Adjacent from St. Luke's East & Truman Medical Center East
- Great access to Interstate 470 with over 67,000 cars per day
- Lee's Summit has been named the #5 "Most Livable Small Cities in the U.S." by SmartAsset (2020)



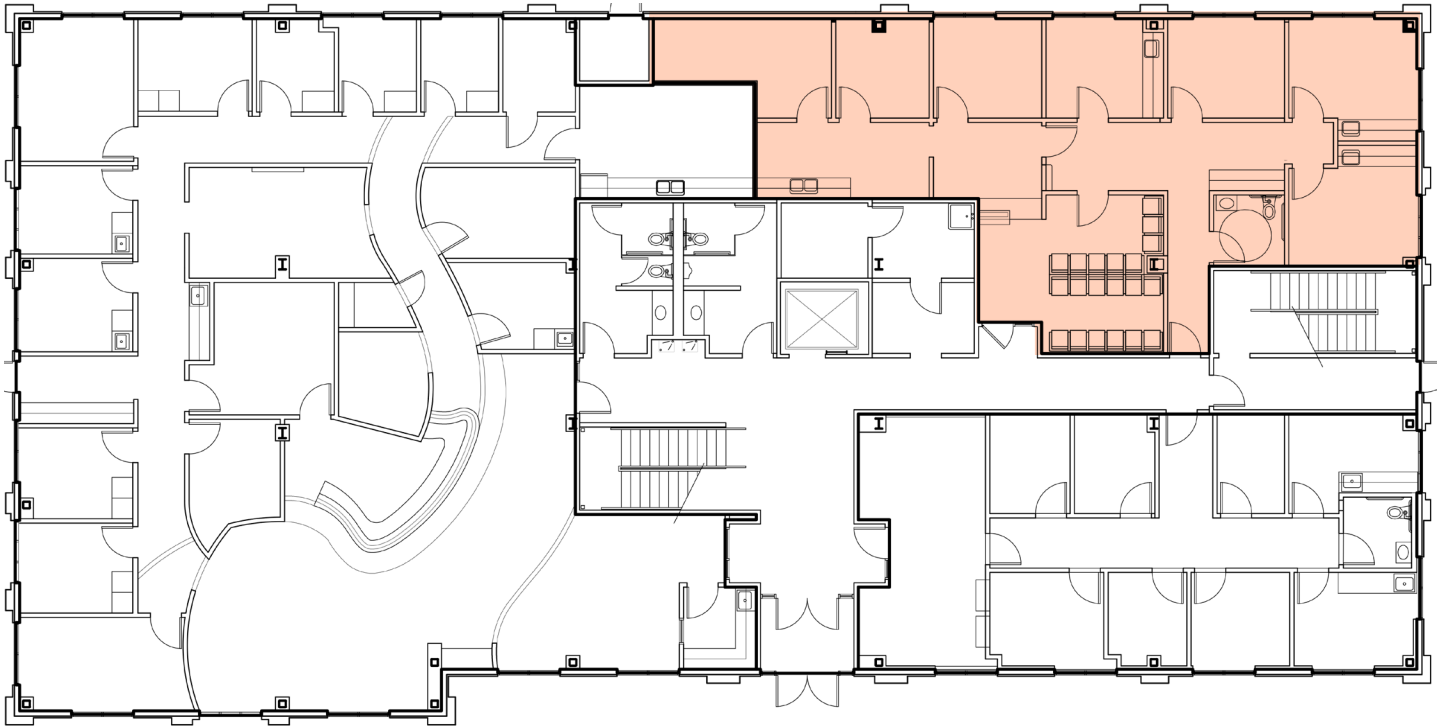
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First Floor Plan - 1,936 SF Available



- Waiting Room
- Reception
- Break Area
- Lab/Storage
- 6 Exam Rooms (3 with water)
- Private Restroom

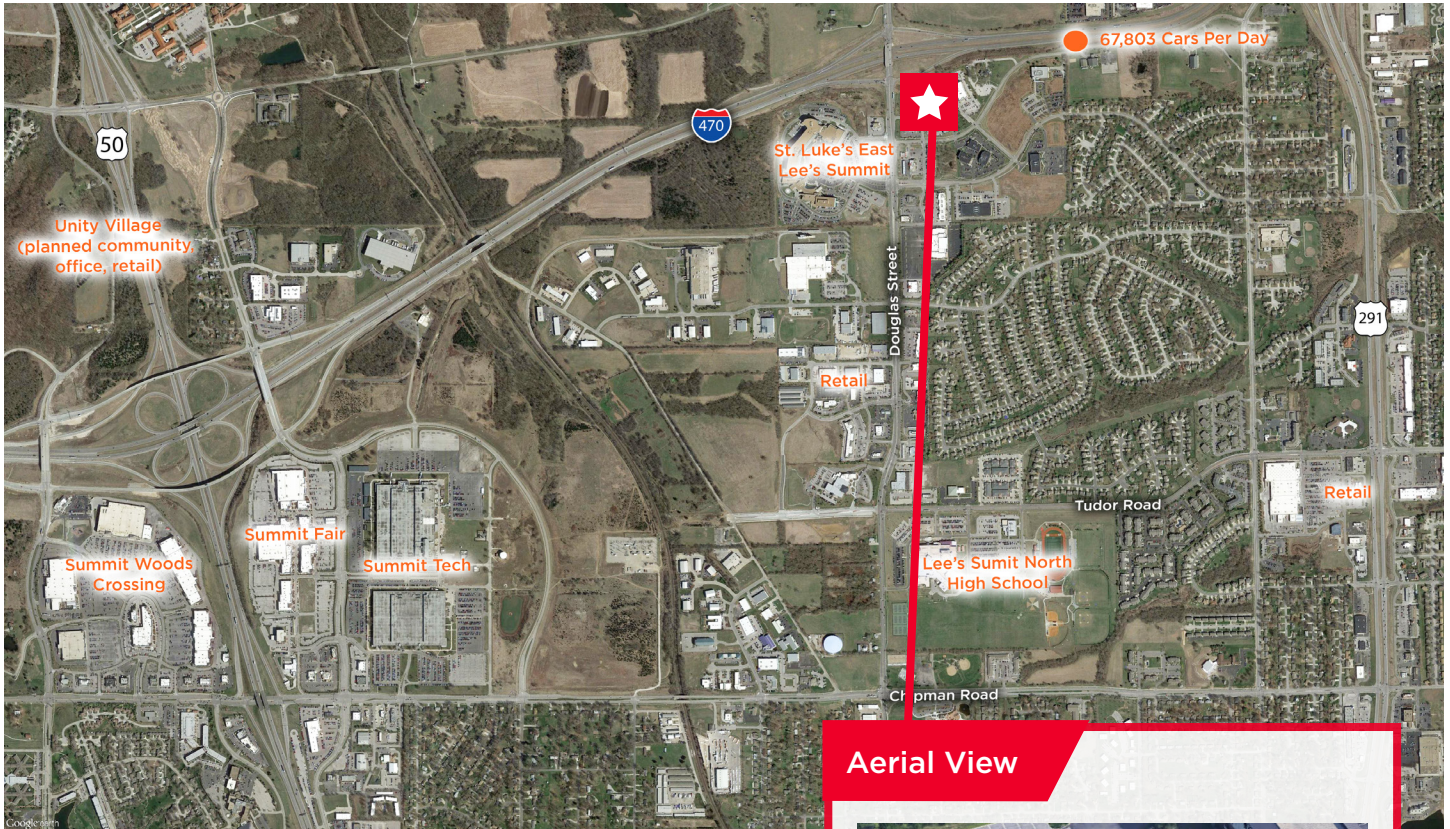
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Aerial



Aerial View



Demographics

	1 Mile	3 Miles	5 Miles
Population	3,566	45,267	85,439
Households	1,341	18,828	33,556
Average HH Income	\$89,693	\$77,744	\$91,811
Daytime Population	3,209	35,306	47,138
# Businesses	307	2,635	3,671

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