



SALE PRICE: \$495,000 | 5.7 ACRES

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	1,807	2,735	3,526
Avg. Household Income	\$69,257	\$73,239	\$77,165

- Great visibility
- Easy access
- C-Store/ Gas Station and Fast Food pads
- Zoned B-2 - Highway Business

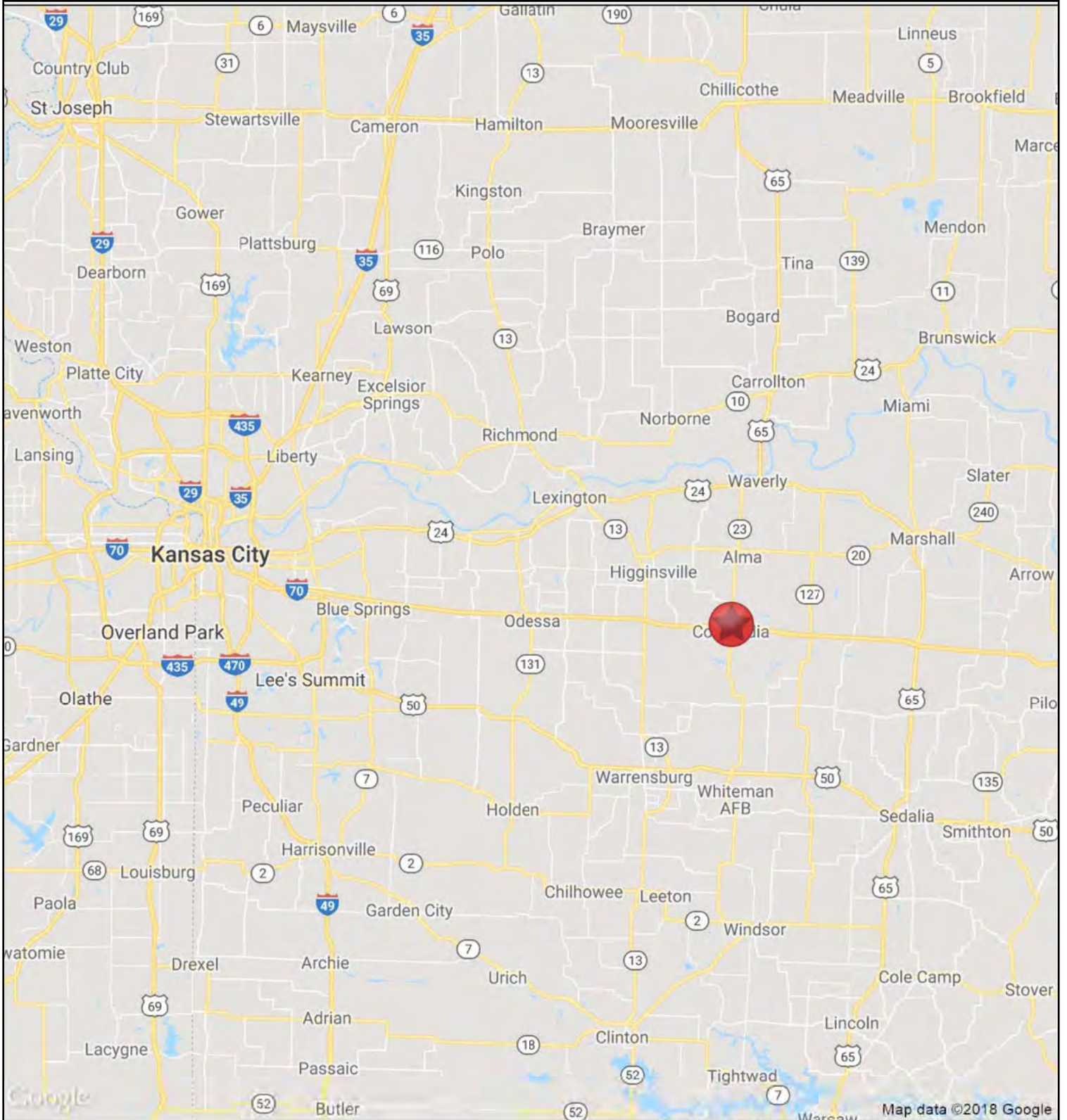


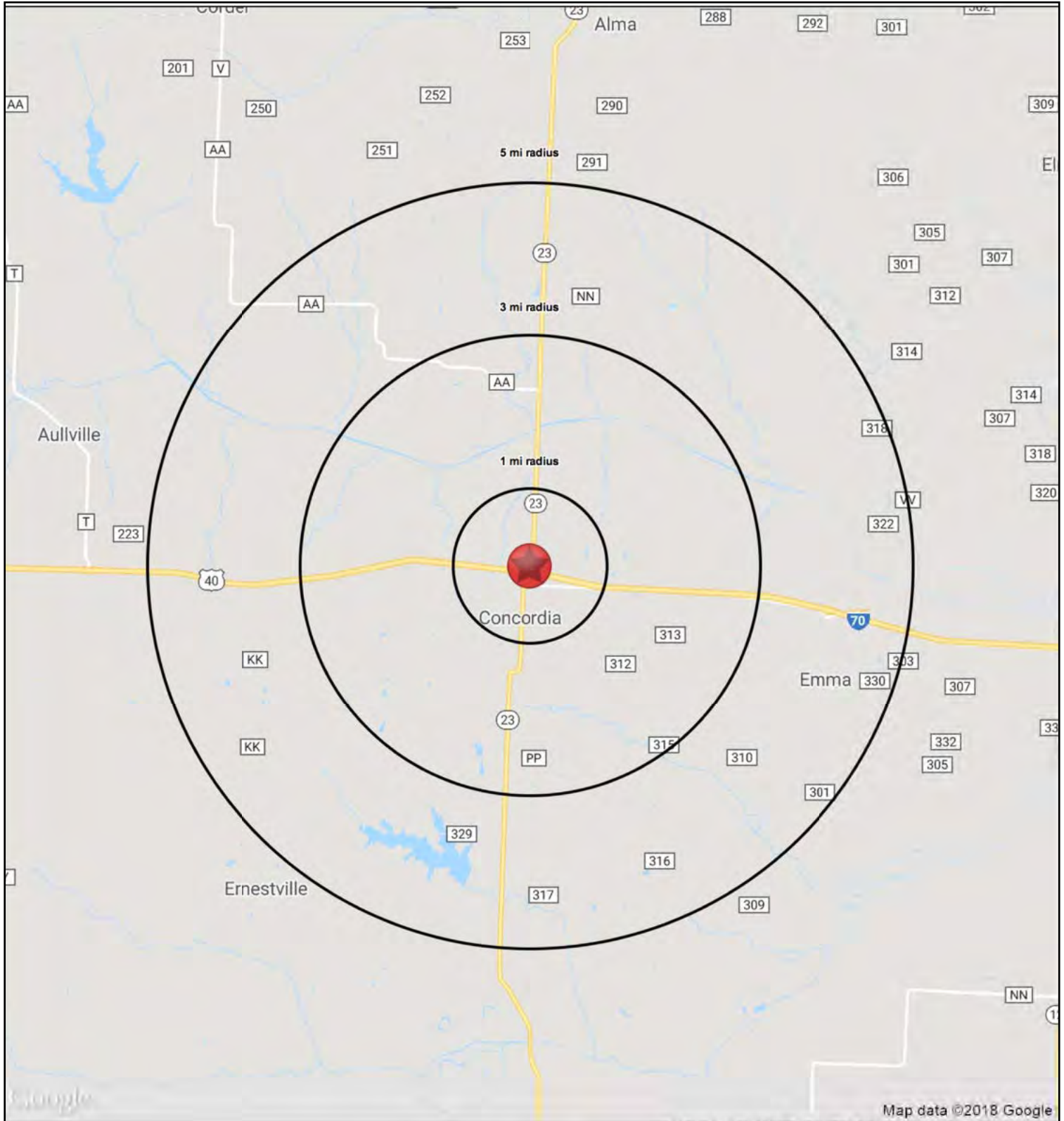
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For More Information Contact:

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Exclusive Agent







INTERSTATE 70 PAD SITE

I-70 & 23 Hwy (NEC), Concordia, MO

FOR SALE

Interstate 70 & 23 Highway (NEC)				
Concordia, MO 64020				
		1 mi radius	3 mi radius	5 mi radius
POPULATION	2018 Estimated Population	1,807	2,735	3,526
	2023 Projected Population	1,752	2,649	3,429
	2010 Census Population	1,868	2,819	3,624
	2000 Census Population	1,893	2,835	3,643
	Projected Annual Growth 2018 to 2023	-0.6%	-0.6%	-0.5%
	Historical Annual Growth 2000 to 2018	-0.3%	-0.2%	-0.2%
	2018 Median Age	44.1	42.7	43.1
HOUSEHOLDS	2018 Estimated Households	776	1,166	1,494
	2023 Projected Households	766	1,152	1,481
	2010 Census Households	766	1,148	1,466
	2000 Census Households	725	1,106	1,408
	Projected Annual Growth 2018 to 2023	-0.3%	-0.2%	-0.2%
	Historical Annual Growth 2000 to 2018	0.4%	0.3%	0.3%
RACE AND ETHNICITY	2018 Estimated White	96.6%	96.7%	96.7%
	2018 Estimated Black or African American	0.6%	0.5%	0.5%
	2018 Estimated Asian or Pacific Islander	0.3%	0.4%	0.4%
	2018 Estimated American Indian or Native Alaskan	0.4%	0.3%	0.2%
	2018 Estimated Other Races	2.1%	2.1%	2.1%
	2018 Estimated Hispanic	2.3%	2.7%	2.6%
INCOME	2018 Estimated Average Household Income	\$69,257	\$73,239	\$77,165
	2018 Estimated Median Household Income	\$59,570	\$59,971	\$62,677
	2018 Estimated Per Capita Income	\$29,926	\$31,354	\$32,793
EDUCATION (AGE 25+)	2018 Estimated Elementary (Grade Level 0 to 8)	3.7%	3.3%	3.3%
	2018 Estimated Some High School (Grade Level 9 to 11)	6.7%	6.3%	6.0%
	2018 Estimated High School Graduate	35.5%	37.1%	37.4%
	2018 Estimated Some College	12.3%	12.5%	13.2%
	2018 Estimated Associates Degree Only	10.2%	10.9%	10.5%
	2018 Estimated Bachelors Degree Only	18.2%	17.7%	18.5%
	2018 Estimated Graduate Degree	13.6%	12.2%	11.0%
BUSINESS	2018 Estimated Total Businesses	139	186	203
	2018 Estimated Total Employees	1,149	1,626	1,715
	2018 Estimated Employee Population per Business	8.3	8.7	8.5
	2018 Estimated Residential Population per Business	13.0	14.7	17.4

