

152 HIGHWAY & N.E. BARRY ROAD

KANSAS CITY, MISSOURI 64156



LAND FOR SALE 24.3± ACRES

Sale Price: \$2.75/SF (\$2,910,897)



PROPERTY FEATURES

- Fastest growing sector of KC Metro
- 45,000+ cars per day on 152 Highway
- All utilities to site
- Great access for commuters
- Rolling, elevated topography for views
- Blocks from Maple Woods Community College
- <https://www.maplewoodsandbarryland.com>
- R-80 Zoning (feasible to rezone)
- Recent apartment developments outperformed absorption forecast
- I-435 is one mile east
- US-69 is .75 miles west
- High performing North Kansas City Schools (Staley HS zone)

For more information, please contact:

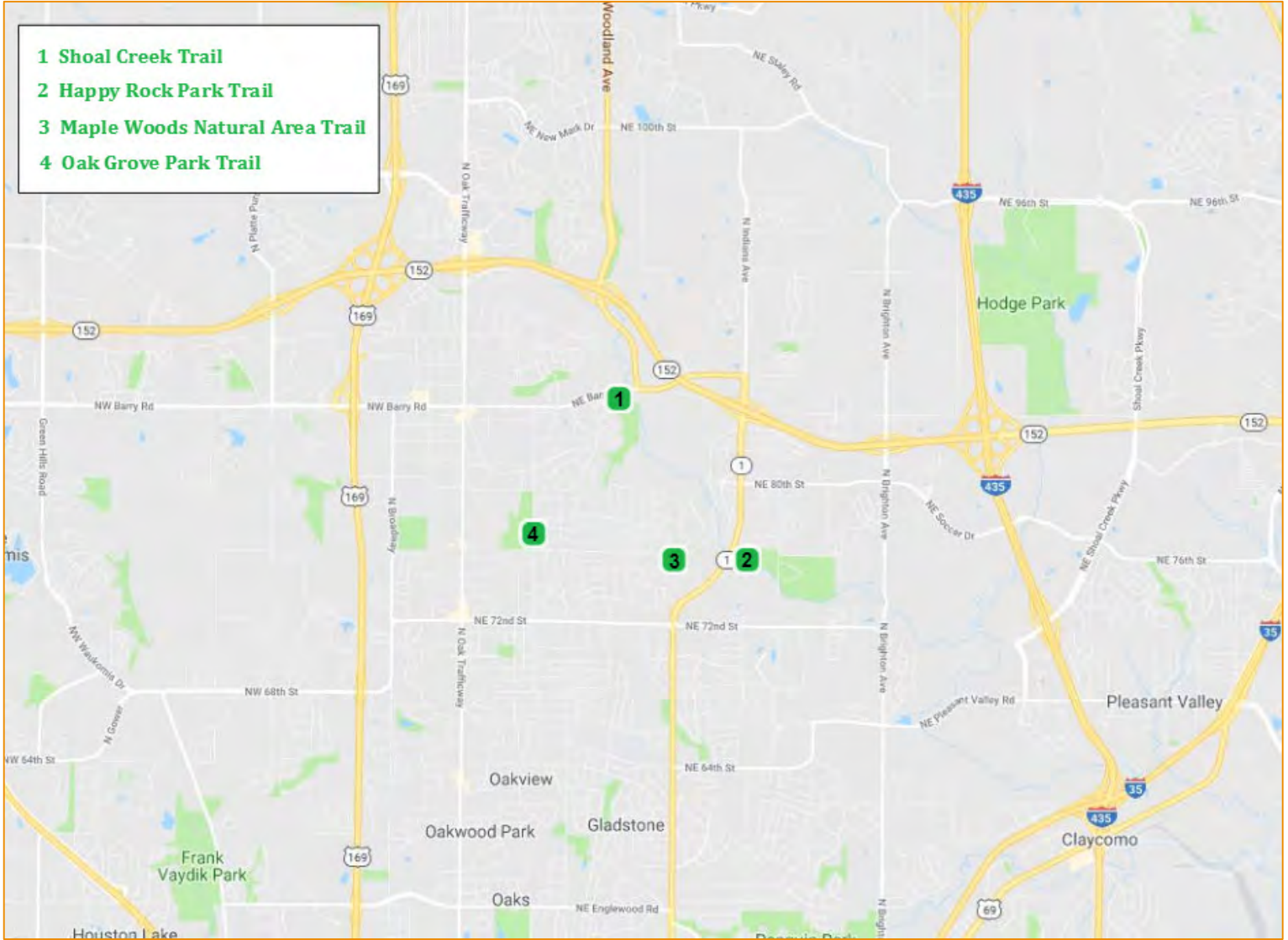
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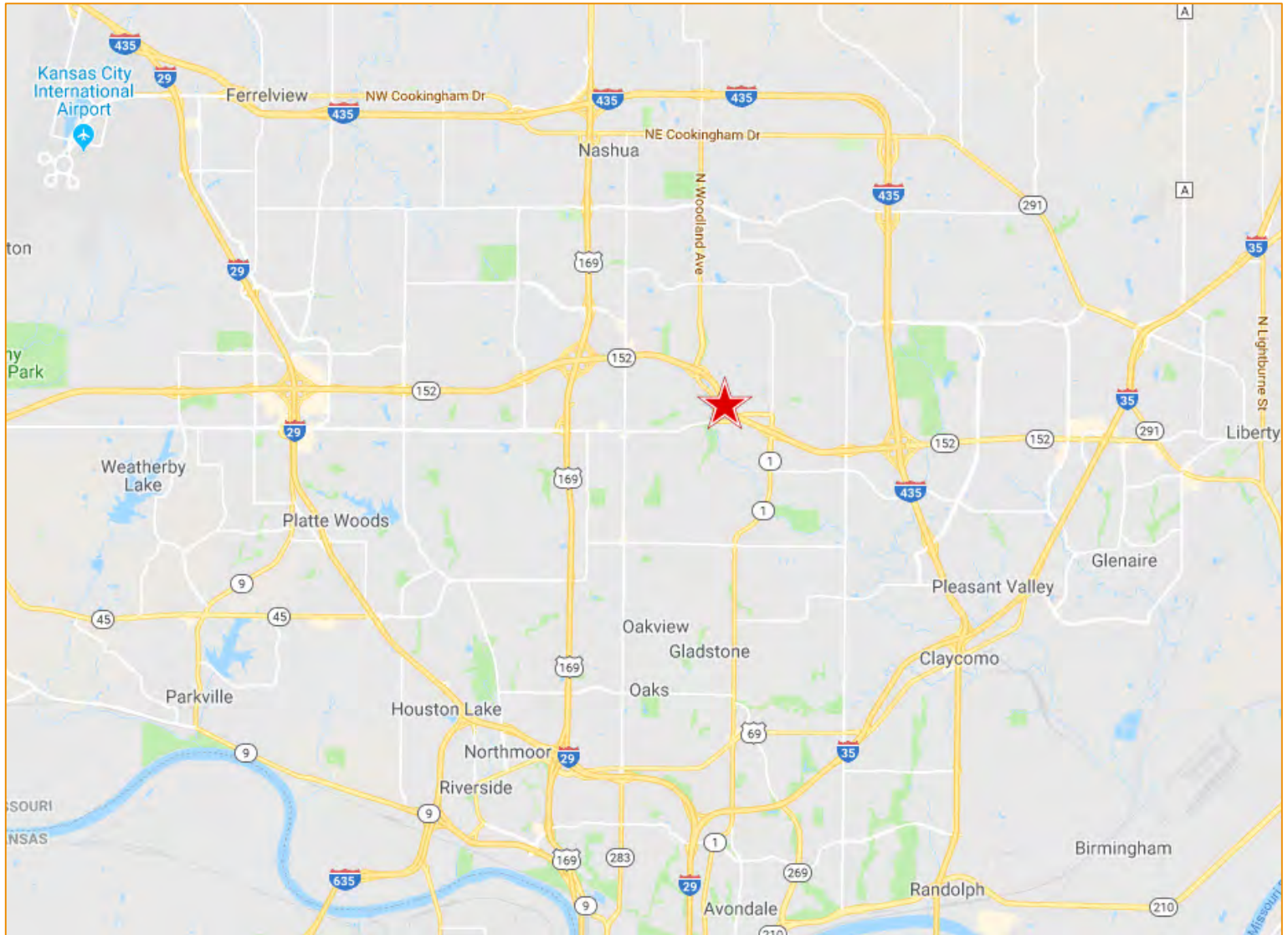


	1 mile	3 miles	5 miles
2018 Total Population	5,491	52,366	134,896
2018-2023 Annual Rate	1.43%	1.41%	1.33%
2018 Total Daytime Population	3,286	34,767	89,179
Median Household Income (2018)	\$78,504	\$65,030	\$68,698
2018 Employed Population 16+ White Collar	70.9%	66.4%	66.7%

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Liberty	5 miles east
I-29 & Barry Road	5 miles west
Downtown KCMO	10 miles south