

# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

COVER PAGE



For more information please contact:

## David Havens

Senior Broker

417.877.7900 x101

dhavens@jaredcommercial.com

## Curtis Jared

President & CEO

417.877.7900 x111

cjared@jaredenterprises.com

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

EXECUTIVE SUMMARY

For Lease



## PROPERTY OVERVIEW

Retail Pad Site on W Kearney expressway.

Owner/Agent

## PROPERTY HIGHLIGHTS

- Close proximity to Kearney / Kansas Expressway intersection.
- Great visibility.
- Anchored by Price Cutter Super Market.
- Plenty of parking.
- Easy access.

## PROPERTY SUMMARY

Available SF:	2,000 - 12,000 SF
Lease Rate:	Negotiable
Lot Size:	0.64 Acres
Building Size:	12,000 SF
Zoning:	Commercial
Market:	Springfield, MO
Cross Streets:	W Melville Rd

# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

AVAILABLE SPACES

For Lease

**LEASE TYPE** | NNN  
**TOTAL SPACE** | 2,000 - 12,000 SF  
**LEASE TERM** | 60 months  
**LEASE RATE** | Negotiable



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
1831 W Kearney St Pad Site	Available	2,000 - 12,000 SF	NNN	Negotiable	

# 1831 W KEARNEY PAD SITE

1831 W Kearney St, Springfield, MO 65809

RETAIL PROPERTY

Site Plan



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

ADDITIONAL PHOTOS

For Lease



2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

RETAILER MAP



Google

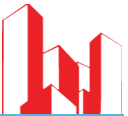
Map data ©2019 Imagery ©2019, Maxar Technologies, USDA Farm Service Agency

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



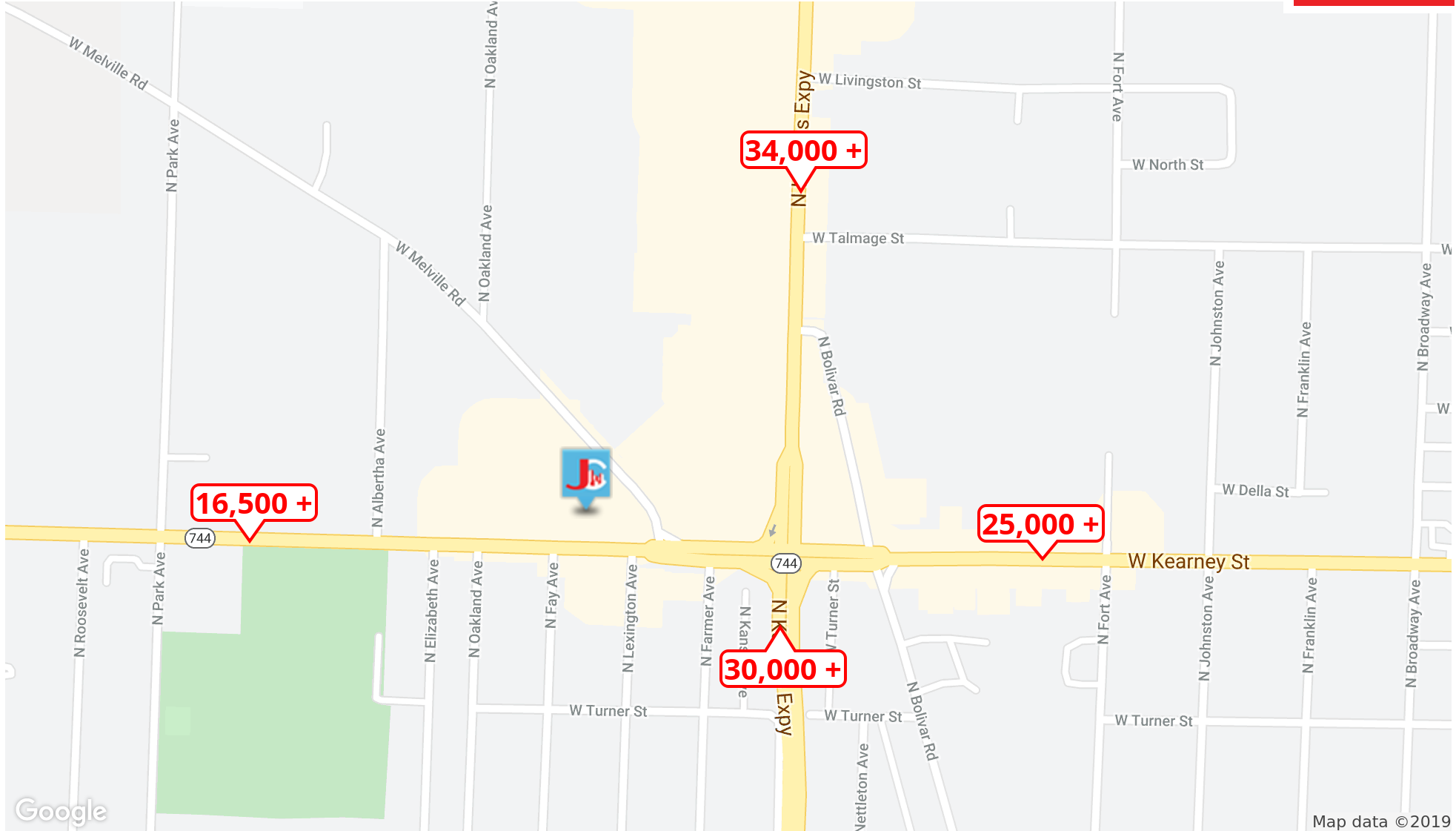
# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

TRAFFIC COUNT MAP

For Lease



2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

LOCATION MAPS

For Lease



## POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	6,013	54,247	120,351
MEDIAN AGE	37.2	34.0	32.4
MEDIAN AGE (MALE)	37.0	33.5	31.8
MEDIAN AGE (FEMALE)	38.4	35.0	33.4

## HOUSEHOLDS & INCOME 1 MILE

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	2,570	22,499	49,480
# OF PERSONS PER HH	2.3	2.4	2.4
AVERAGE HH INCOME	\$35,596	\$35,678	\$39,287
AVERAGE HOUSE VALUE	\$86,683	\$101,463	\$117,820

## PROPERTY HIGHLIGHTS

- Close proximity to Kearney / Kansas Expressway intersection.
- Great visibility.
- Anchored by Price Cutter Super Market.
- Plenty of parking.
- Easy access.



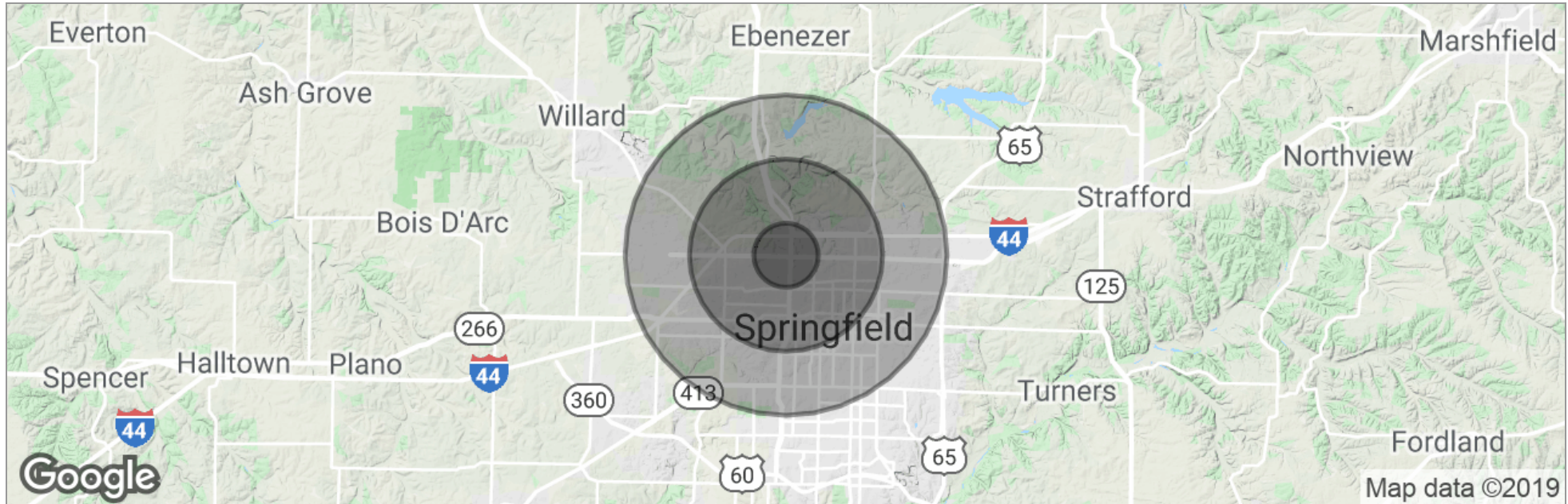
# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

DEMOGRAPHICS MAP

For Lease



	1 Mile	3 Miles	5 Miles
Total Population	6,013	54,247	120,351
Population Density	1,914	1,919	1,532
Median Age	37.2	34.0	32.4
Median Age (Male)	37.0	33.5	31.8
Median Age (Female)	38.4	35.0	33.4
Total Households	2,570	22,499	49,480
# of Persons Per HH	2.3	2.4	2.4
Average HH Income	\$35,596	\$35,678	\$39,287
Average House Value	\$86,683	\$101,463	\$117,820

\* Demographic data derived from 2010 US Census

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

ADVISOR

For Lease



## DAVID HAVENS

Senior Broker

[dhavens@jaredcommercial.com](mailto:dhavens@jaredcommercial.com)

**Direct:** 417.877.7900 x101 | **Cell:** 417.350.4771

MO #2015037234

### EDUCATION

Bachelors Degree in Business Administration from University of Northern Colorado.  
Entrepreneurship Certificate from University of Northern Colorado  
CCIM Candidate  
Missouri and Colorado Real Estate License  
Business Brokerage Certificate- VR

### MEMBERSHIPS

CCIM, ICSC, NAR, MAR.

**JARED COMMERCIAL**  
2870 S Ingram Mill Rd Ste A  
Springfield, MO 65804  
417.877.7900

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.



# 1831 W Kearney St Pad Site



1831 W KEARNEY ST, SPRINGFIELD, MO 65803

ADVISOR

For Lease



## CURTIS JARED

President & CEO

[cjared@jaredenterprises.com](mailto:cjared@jaredenterprises.com)

**Direct:** 417.877.7900 x111 | **Cell:** 417.840.9001

MO #2012016985

### EDUCATION

BA - Drury University  
Real Estate License

### MEMBERSHIPS

BOMA International  
ICSC  
Missouri Realtors  
National Association of Realtors

#### JARED COMMERCIAL

2870 S Ingram Mill Rd Ste A  
Springfield, MO 65804  
417.877.7900

2870 S Ingram Mill Rd | Springfield, MO 65804 | 417.877.7900 | Fax: 417.877.7689 | [www.jaredcommercial.com](http://www.jaredcommercial.com)

The information listed above has been obtained from sources we believe to be reliable, however, we accept no responsibility for its correctness.

