

# NEW DEVELOPMENT GROUND

69 Highway & Atkinson Road (NWQ), Pittsburg, KS



## SALE PRICE: \$1,500,000 | 6.98 ACRES

### DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	3,635	16,897	26,333
Avg. Household Income	\$48,115	\$50,874	\$50,644

- 6.98 acres of development land for sale
- Just north of Home Depot and Walmart Supercenter
- In the heart of Pittsburg's main retail corridor

[CLICK HERE TO VIEW MORE LISTING INFORMATION](#)

For More Information Contact:

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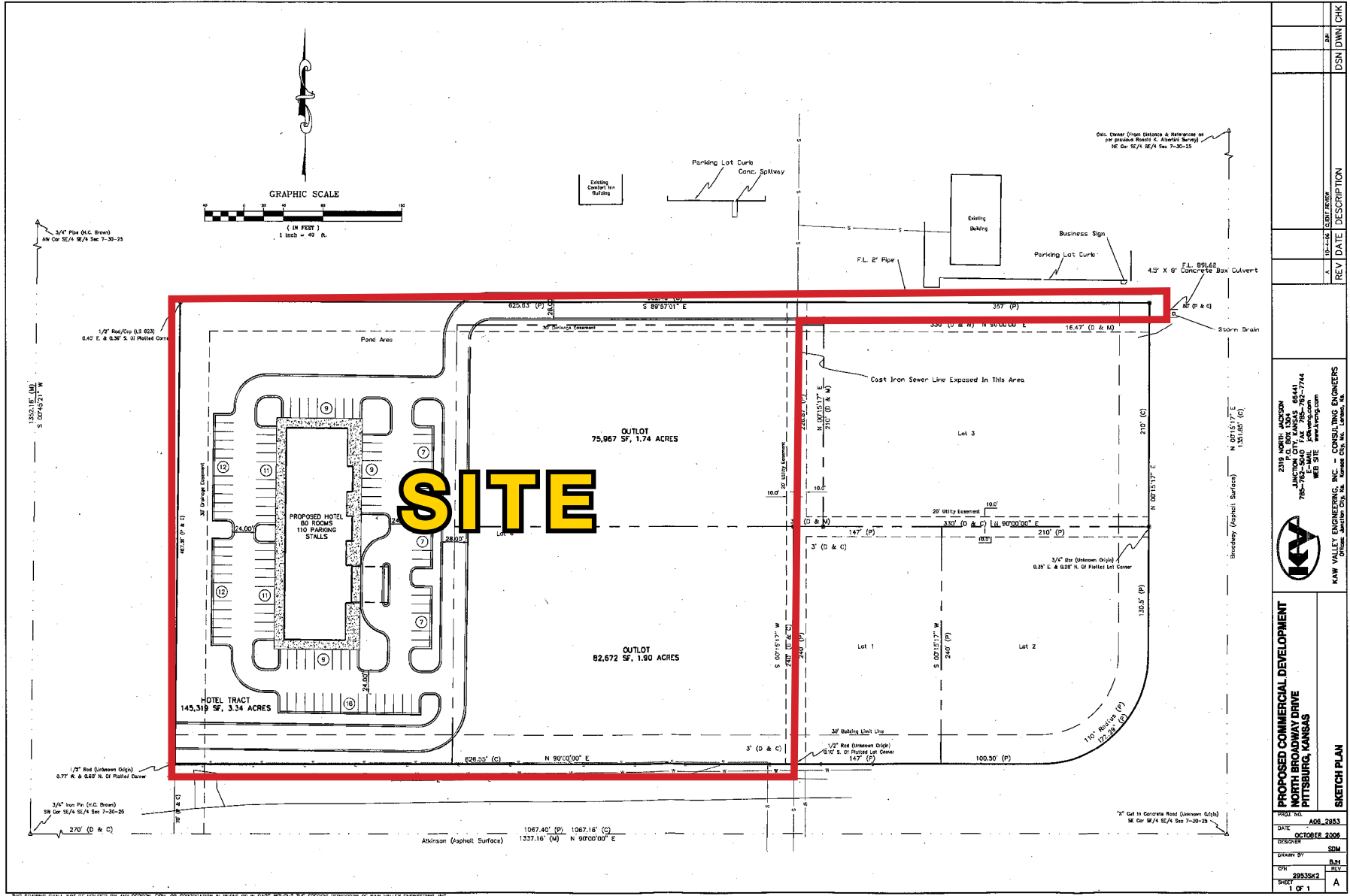
*Exclusive Agent*



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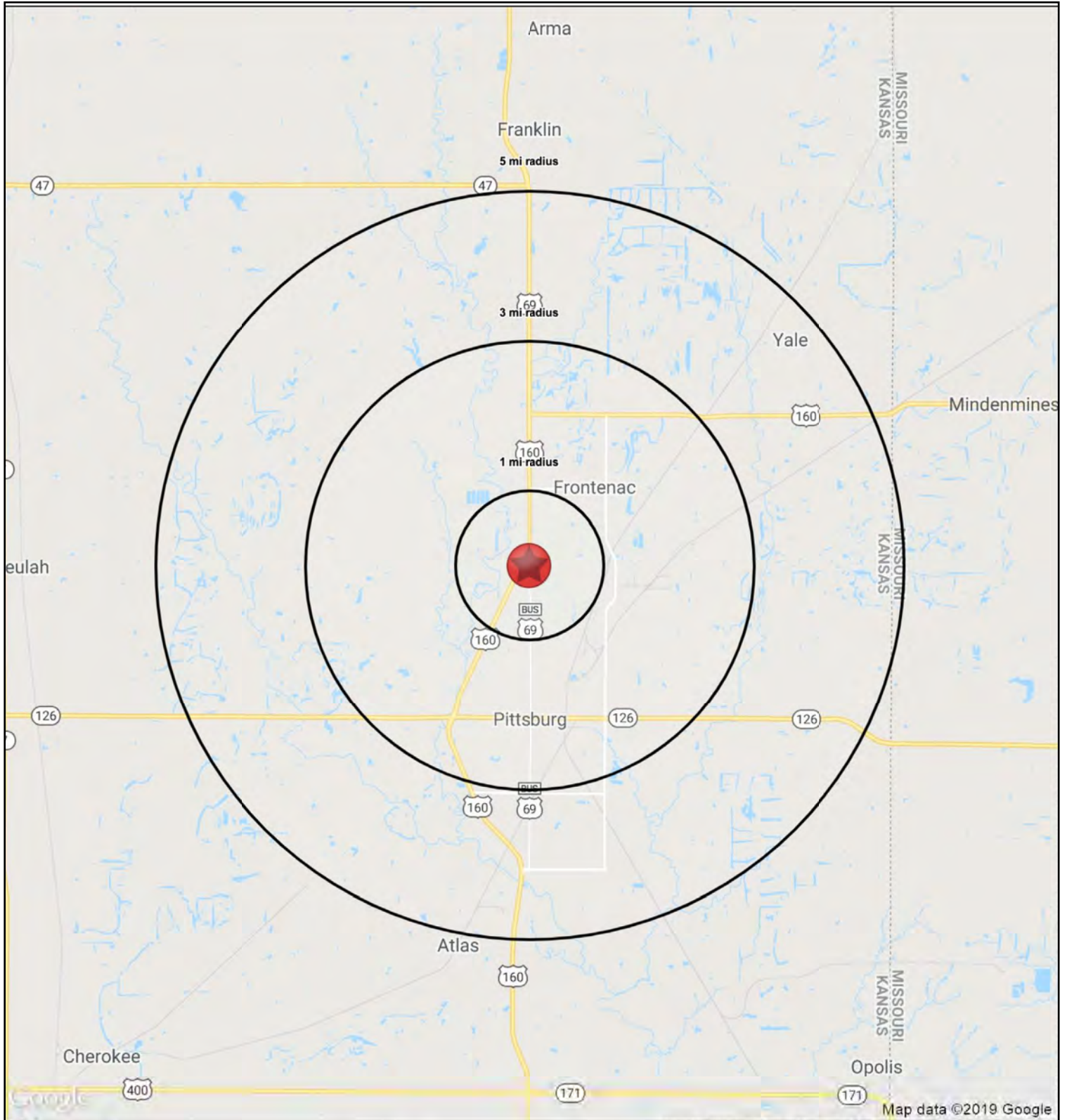
## POSSIBLE DEVELOPMENT PLAN



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RS1

69 Highway & Atkinson Road		1 mi radius	3 mi radius	5 mi radius
Pittsburg, KS 66762				
<b>POPULATION</b>	2019 Estimated Population	3,635	16,897	26,333
	2024 Projected Population	3,662	17,253	26,692
	2010 Census Population	3,691	17,087	26,484
	2000 Census Population	3,441	16,767	25,329
	Projected Annual Growth 2019 to 2024	0.1%	0.4%	0.3%
	Historical Annual Growth 2000 to 2019	0.3%	-	0.2%
	2019 Median Age	34.1	32.0	31.0
<b>HOUSEHOLDS</b>	2019 Estimated Households	1,573	7,348	11,146
	2024 Projected Households	1,583	7,505	11,300
	2010 Census Households	1,515	7,043	10,628
	2000 Census Households	1,398	7,128	10,374
	Projected Annual Growth 2019 to 2024	0.1%	0.4%	0.3%
	Historical Annual Growth 2000 to 2019	0.7%	0.2%	0.4%
<b>RACE AND ETHNICITY</b>	2019 Estimated White	87.1%	86.4%	86.0%
	2019 Estimated Black or African American	2.6%	3.2%	3.5%
	2019 Estimated Asian or Pacific Islander	1.6%	1.6%	3.1%
	2019 Estimated American Indian or Native Alaskan	0.7%	0.8%	0.8%
	2019 Estimated Other Races	8.0%	7.9%	6.7%
	2019 Estimated Hispanic	8.2%	8.7%	7.2%
<b>INCOME</b>	2019 Estimated Average Household Income	\$48,115	\$50,874	\$50,644
	2019 Estimated Median Household Income	\$48,184	\$48,105	\$44,619
	2019 Estimated Per Capita Income	\$21,022	\$22,256	\$21,789
<b>EDUCATION (AGE 25+)</b>	2019 Estimated Elementary (Grade Level 0 to 8)	4.5%	3.7%	3.4%
	2019 Estimated Some High School (Grade Level 9 to 11)	5.5%	6.1%	5.9%
	2019 Estimated High School Graduate	28.8%	25.2%	24.0%
	2019 Estimated Some College	24.1%	26.0%	24.4%
	2019 Estimated Associates Degree Only	8.3%	7.8%	8.7%
	2019 Estimated Bachelors Degree Only	19.4%	18.9%	20.6%
	2019 Estimated Graduate Degree	9.4%	12.3%	12.9%
<b>BUSINESS</b>	2019 Estimated Total Businesses	263	1,166	1,626
	2019 Estimated Total Employees	2,882	12,274	16,896
	2019 Estimated Employee Population per Business	10.9	10.5	10.4
	2019 Estimated Residential Population per Business	13.8	14.5	16.2





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## PITTSBURG, KANSAS

### ABOUT PITTSBURG, KANSAS

Pittsburg is a town in Crawford County in the Ozark region of Southeast Kansas, 27 miles south of Fort Scott, Kansas, 96 miles west of Springfield, Missouri and 137 miles northeast of Tulsa, Oklahoma. It is the most populous city both in Crawford County and in Southeast Kansas. The population was 19,243 at the 2000 census.

Pittsburg was founded on May 20, 1876, named after and in honor of the city of Pittsburgh, Pennsylvania. Franklin Playter is credited with being the city's founder, establishing a government from its earlier incarnation as a coal mining camp in the late 1870s.

Pittsburg is the home to Pittsburg State University and to two high schools, Pittsburg High School (United School District 250) and St. Mary's-Colgan High School.

### HERITAGE

The city has a rich cultural heritage from many European mine workers who settled in and around Pittsburg. There is a grocery store operating under an Italian name (Pullucca's) in the nearby town of Frontenac. The city was founded in 1876 and incorporated in 1880. It is situated in the center of productive coal fields.

An annual celebration unique to Pittsburg is Little Balkans Days, which is a celebration of the community's European ethnic heritage featuring games, entertainment, a parade, competitions and arts and crafts. Little Balkans Days is held in conjunction with the Labor Day holiday.

The city is the birthplace and childhood home of broadcast journalism pioneer Paul White, legendary news director for CBS in the 1930s and 1940s.

### DEMOGRAPHICS

As of the census of 2010, there were 20,233 people, 8,142 households, and 4,087 families residing in the city. The population density was 1,580.7 inhabitants per square mile (610.3/km<sup>2</sup>). There were 9,210 housing units at an average density of 719.5 per square mile (277.8/km<sup>2</sup>). The racial makeup of the city was 87.1% White, 3.3% African American, 0.9% Native American, 2.0% Asian, 0.3% Pacific Islander, 3.0% from other races, and 3.4% from two or more races. Hispanic or Latino of any race were 6.7% of the population.

### WHY PITTSBURG?

The City of Pittsburg maintains an excellent industrial business climate through an aggressive economic program. Pittsburg was founded around coal mining and manufacturing, and these beginnings have grown into a highly diversified industrial base. Pittsburg is the home of Superior Industries International, Inc.; Watco Companies, Inc.; Names & Numbers; Miller's Professional Imaging; National Mills; Pitsco; National Pizza Company and many others.

The Business and Technology Institute of Pittsburg State University is an umbrella organization providing managerial, financial and technical assistance to all businesses and industries. Pittsburg State University, the Kansas Technology Enterprise Corporation and the City of Pittsburg recently formed the Alliance for Technology Commercialization to work with high-tech entrepreneurs starting a business. This alliance will also have seed capital available to invest in these new companies.

With more than 3,500 industrial workers, the area's 41 manufacturing companies make durable and soft goods such as plastic bags and wrappers, aluminum automobile wheels, business forms, sportswear, machine shop products, screen printing equipment, animal and pet foods, as well as plastic and clay pipe, custom photography enhancement and food products, to name just a few.