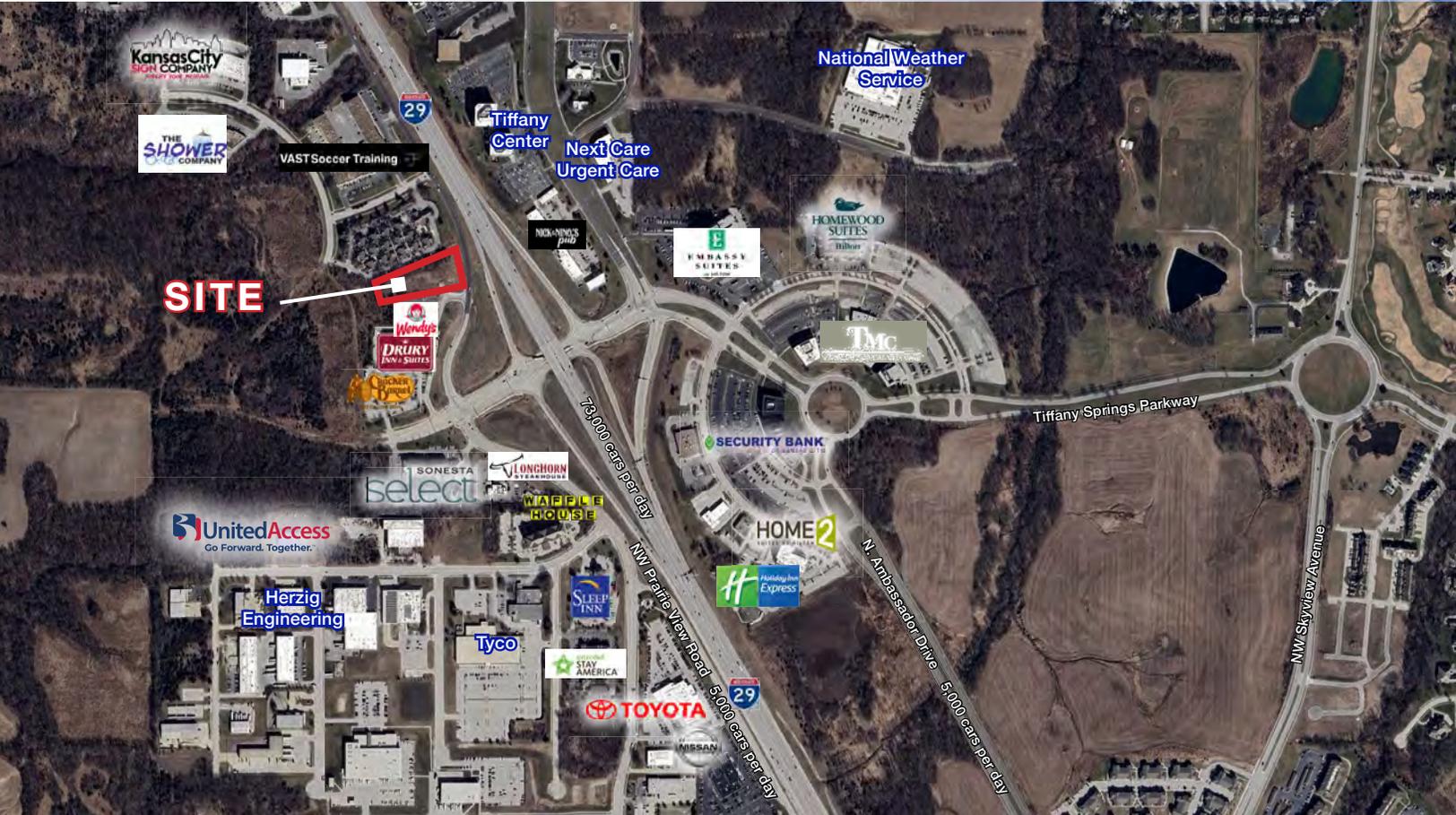




# Ready to Build Pad Site next to Airport

## 9850 NW Prairie View Road, Kansas City, MO



## CALL FOR PRICING | 1.69 ACRES

### DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	7,867	99,898	240,730
Avg. Household Income	\$8,194	\$83,599	\$248,674

- Join Wendy's, Waffle House, Cracker Barrel, and more
- Located off I-29 just two minutes south of the new Kansas City International Airport
- Great highway visibility
- Average household income of \$102,923 within a two mile radius
- One mile south of new 3,300 acre KCI 29 Logistics Park
- All utilities to site
- Perfect for fast casual restaurant
- \$2.9 billion in consumer spending within a 10 mile radius



CLICK HERE TO VIEW MORE LISTING INFORMATION

For More Information Contact:

GREG ROBERTS | 816.412.7384 | [groberts@blockandco.com](mailto:groberts@blockandco.com)

Exclusive Agent





# Ready to Build Pad Site next to Airport

9850 NW Prairie View Road, Kansas City, MO

AERIAL



Block & Company, Inc., Realtors | 605 W. 47th Street, Ste. 200, Kansas City, MO 64112 | 816.753.6000 | www.blockandco.com

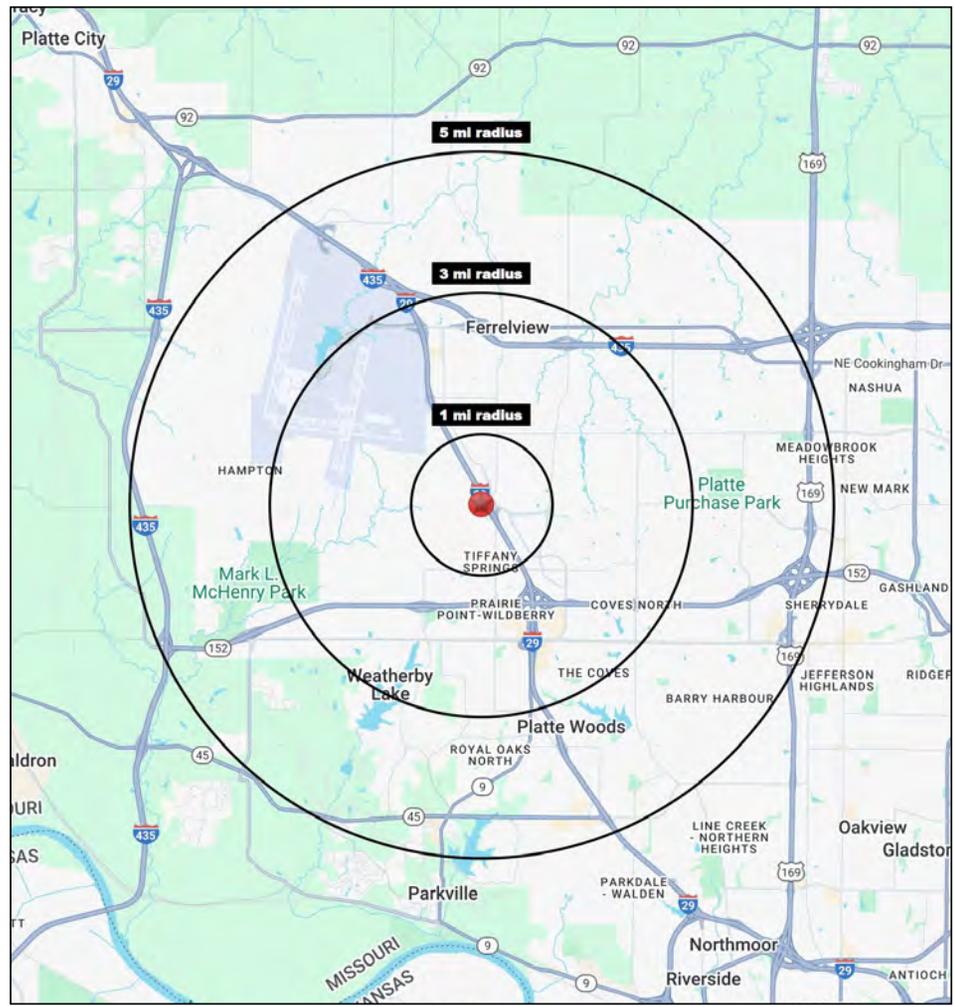
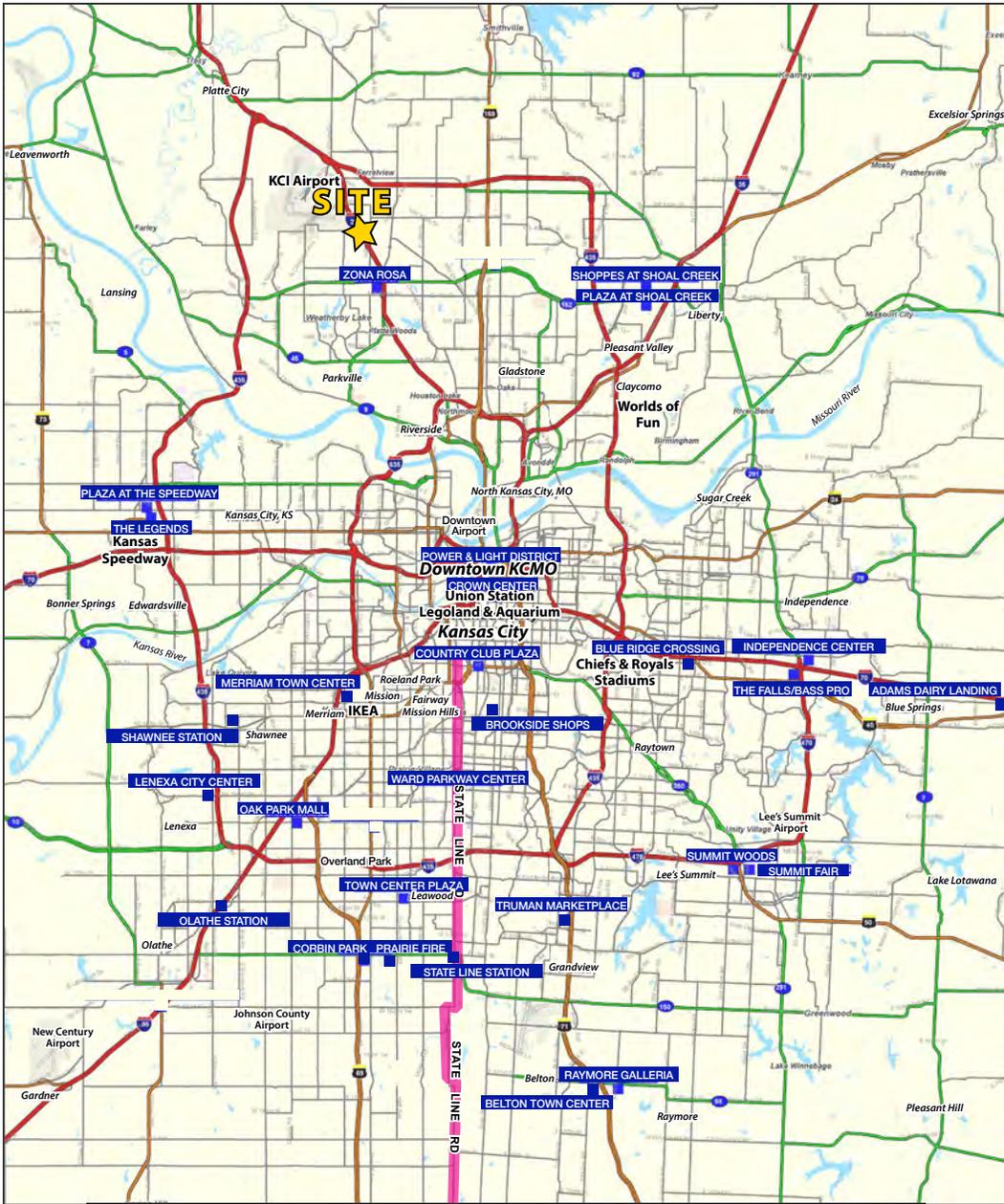


All information furnished regarding property for sale or lease is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and the same is subject to errors, omissions, changes of prices, rental or other conditions, prior sale or lease or withdrawal without notice.



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# Ready to Build Pad Site next to Airport

## 9850 NW Prairie View Road, Kansas City, MO

9850 NW Prairie View Rd KCMO, MO 64153	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2024 Estimated Population	1,466	28,903	70,780
2029 Projected Population	1,704	31,040	76,191
2020 Census Population	1,476	27,130	66,357
2010 Census Population	328	22,018	54,074
Projected Annual Growth 2024 to 2029	3.2%	1.5%	1.5%
Historical Annual Growth 2010 to 2024	24.7%	2.2%	2.2%
2024 Median Age	36.2	36.9	37.7
<b>Households</b>			
2024 Estimated Households	672	12,658	30,573
2029 Projected Households	786	13,809	33,331
2020 Census Households	539	11,328	27,347
2010 Census Households	134	9,332	22,630
Projected Annual Growth 2024 to 2029	3.4%	1.8%	1.8%
Historical Annual Growth 2010 to 2024	28.7%	2.5%	2.5%
<b>Race and Ethnicity</b>			
2024 Estimated White	76.6%	75.3%	76.7%
2024 Estimated Black or African American	11.3%	11.5%	11.0%
2024 Estimated Asian or Pacific Islander	4.6%	4.9%	3.9%
2024 Estimated American Indian or Native Alaskan	0.1%	0.3%	0.3%
2024 Estimated Other Races	7.5%	8.1%	8.0%
2024 Estimated Hispanic	7.3%	8.3%	8.0%
<b>Income</b>			
2024 Estimated Average Household Income	\$120,673	\$126,966	\$129,535
2024 Estimated Median Household Income	\$94,938	\$99,525	\$100,782
2024 Estimated Per Capita Income	\$55,338	\$55,654	\$56,004
<b>Education (Age 25+)</b>			
2024 Estimated Elementary (Grade Level 0 to 8)	-	0.6%	1.0%
2024 Estimated Some High School (Grade Level 9 to 11)	3.7%	2.4%	2.3%
2024 Estimated High School Graduate	12.9%	16.6%	17.5%
2024 Estimated Some College	14.3%	24.5%	23.2%
2024 Estimated Associates Degree Only	4.3%	8.0%	8.7%
2024 Estimated Bachelors Degree Only	51.5%	30.5%	29.9%
2024 Estimated Graduate Degree	13.3%	17.6%	17.4%
<b>Business</b>			
2024 Estimated Total Businesses	339	1,414	2,480
2024 Estimated Total Employees	7,950	21,373	29,585
2024 Estimated Employee Population per Business	23.5	15.1	11.9
2024 Estimated Residential Population per Business	4.3	20.4	28.5

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