



# INVESTMENT OPPORTUNITY

8023 Prospect Avenue, Kansas City, Missouri



**SALE PRICE: \$200,000 | 2,976 SF BUILDING ON 14,375 SF LOT**

## DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	7,349	65,753	205,774
Avg. Household Income	\$64,036	\$95,360	\$121,363

- Fully Occupied
- Opportunity Zone
- Success Fund Eligible
- Urban Renewal Area



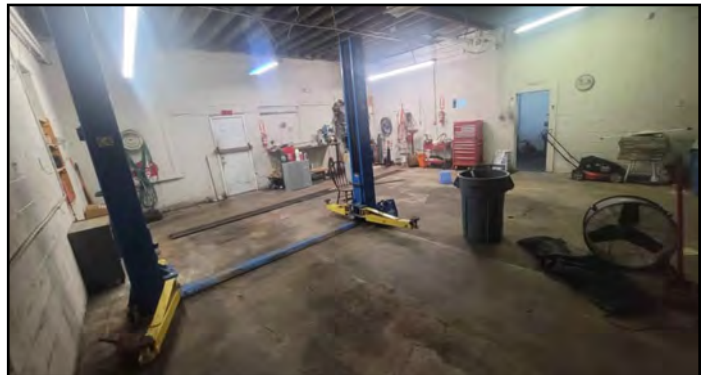
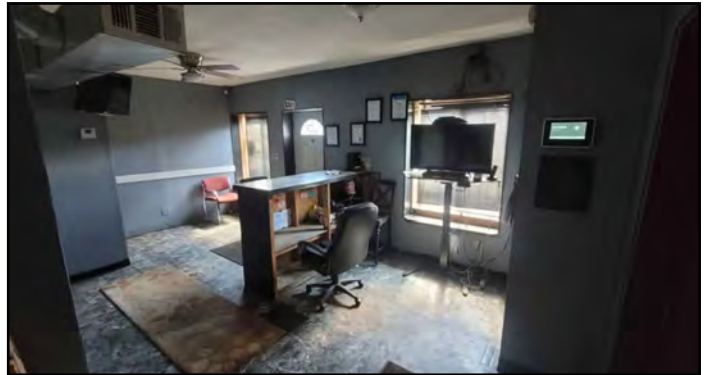
CLICK HERE TO VIEW MORE  
LISTING INFORMATION

For More Information Contact:

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*Exclusive Agent*

## PHOTOS





### AERIAL





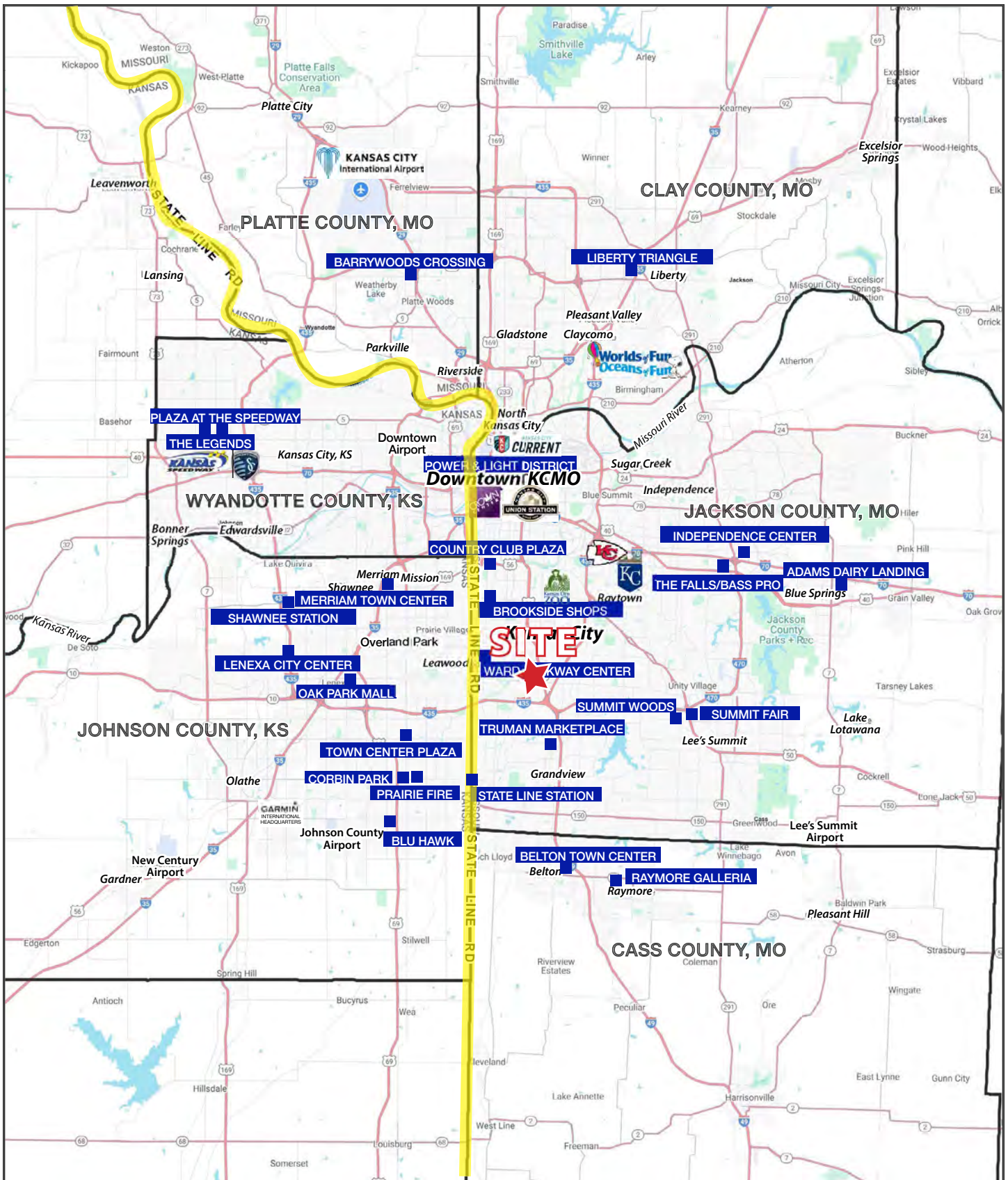
### AERIAL





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## 8023 Prospect Avenue, Kansas City, Missouri

8023 Prospect Avenue Kansas City, MO 64132	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2025 Estimated Population	7,349	65,753	205,774
2030 Projected Population	7,224	65,345	204,451
2020 Census Population	7,385	65,356	204,971
2010 Census Population	7,567	64,124	198,541
Projected Annual Growth 2025 to 2030	-0.3%	-0.1%	-0.1%
Historical Annual Growth 2010 to 2025	-0.2%	0.2%	0.2%
2025 Median Age	34.0	36.0	37.7
<b>Households</b>			
2025 Estimated Households	2,926	30,055	91,137
2030 Projected Households	2,900	30,076	91,533
2020 Census Households	2,909	29,882	89,830
2010 Census Households	2,923	28,849	86,344
Projected Annual Growth 2025 to 2030	-0.2%	-	-
Historical Annual Growth 2010 to 2025	-	0.3%	0.4%
<b>Race and Ethnicity</b>			
2025 Estimated White	26.2%	50.7%	58.6%
2025 Estimated Black or African American	64.3%	39.9%	31.0%
2025 Estimated Asian or Pacific Islander	0.5%	1.3%	2.1%
2025 Estimated American Indian or Native Alaskan	0.6%	0.3%	0.3%
2025 Estimated Other Races	8.3%	7.7%	7.9%
2025 Estimated Hispanic	6.5%	7.1%	7.4%
<b>Income</b>			
2025 Estimated Average Household Income	\$64,036	\$95,360	\$121,363
2025 Estimated Median Household Income	\$56,592	\$78,256	\$89,438
2025 Estimated Per Capita Income	\$25,508	\$43,663	\$53,880
<b>Education (Age 25+)</b>			
2025 Estimated Elementary (Grade Level 0 to 8)	6.8%	2.5%	1.9%
2025 Estimated Some High School (Grade Level 9 to 11)	9.0%	4.7%	3.8%
2025 Estimated High School Graduate	36.7%	22.9%	21.0%
2025 Estimated Some College	26.8%	21.4%	19.9%
2025 Estimated Associates Degree Only	6.0%	6.1%	6.2%
2025 Estimated Bachelors Degree Only	11.2%	26.1%	27.5%
2025 Estimated Graduate Degree	3.3%	16.2%	19.6%
<b>Business</b>			
2025 Estimated Total Businesses	224	3,449	9,103
2025 Estimated Total Employees	3,837	30,558	90,755
2025 Estimated Employee Population per Business	17.1	8.9	10.0
2025 Estimated Residential Population per Business	32.8	19.1	22.6

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