



I-70 DEVELOPMENT GROUND

Interstate 70 & N. 78th Street (SEC), Kansas City, KS



SALE PRICE: \$7/SF | 300,303 SF/6.89 ACRES

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	5,092	33,630	79,862
Avg. Household Income	\$81,096	\$76,981	\$88,171

- Regional demand generators include Kansas Speedway, Cabela's, Great Wolf Lodge, Nebraska Furniture Mart, KC Monarchs Baseball Stadium, Children's Mercy Hospital Soccer Stadium, Homefield Youth Sports Facility, Margaritaville Resort, and Hollywood Casino
- Explosive growth and new developments (announced and under construction) include Buc-ee's, American Royal Complex, Mattel Adventure Park, and more!
- Minutes from Legends Outlets exclusive designer shopping center with over 10 million shoppers per year
- Minutes from the new proposed Chiefs Stadium
- One of the last remaining I-70 exit sites available

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

For More Information Contact:

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Exclusive Agents



DRONE PHOTOS



DRONE PHOTOS



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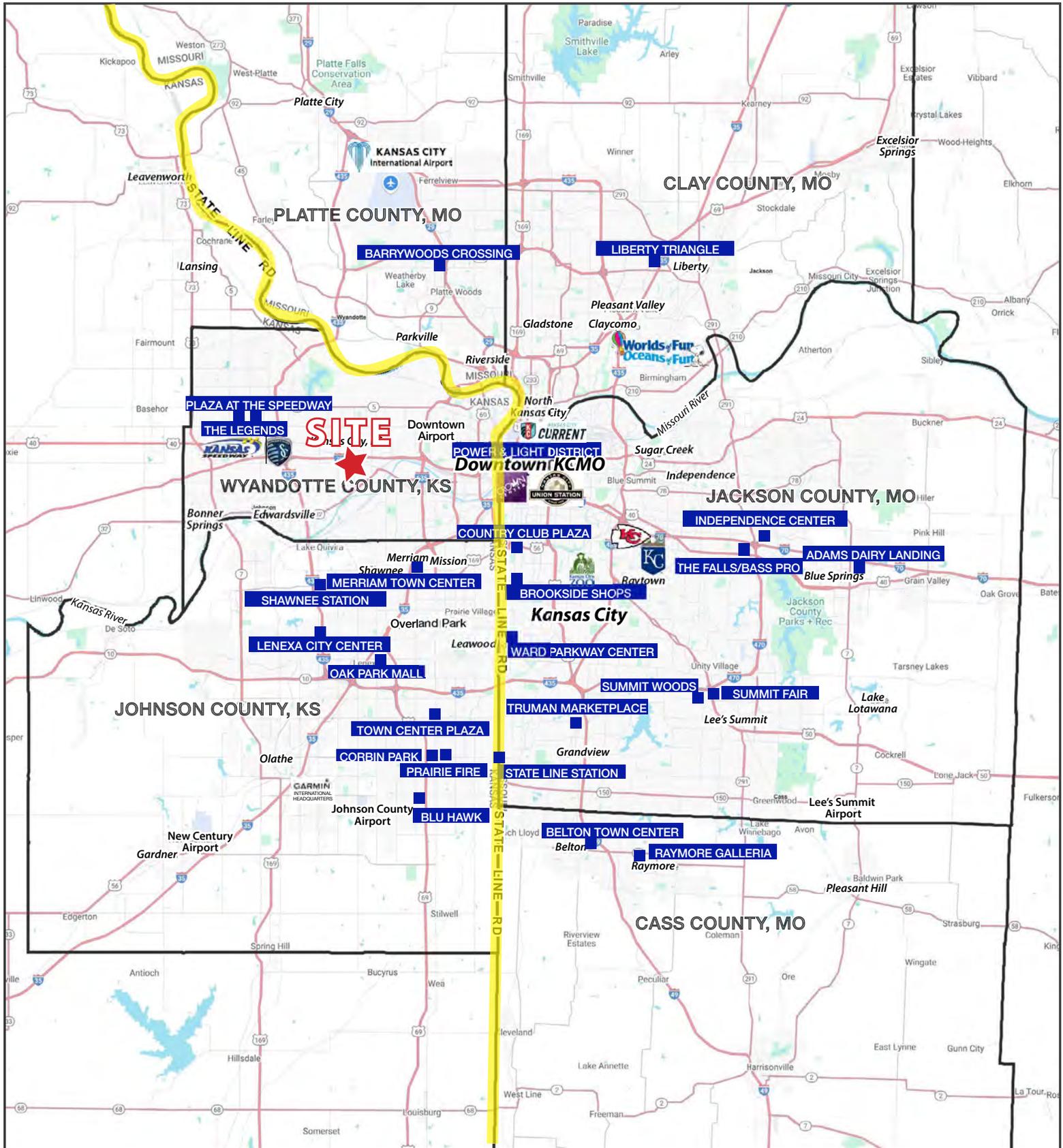
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AERIAL



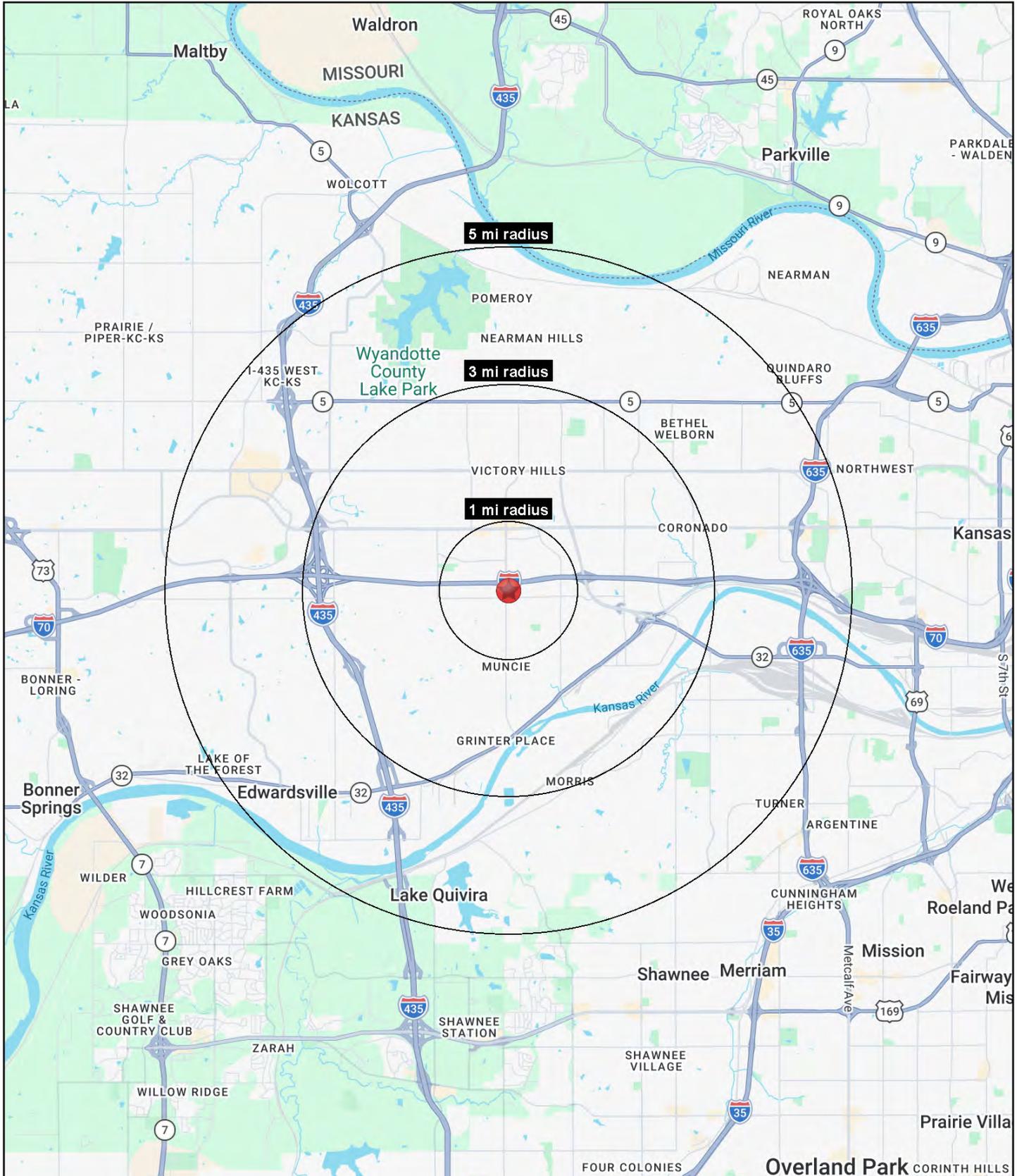
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Interstate 70 & N. 78th Street (SEC) Kansas City, KS 66112	1 mi radius	3 mi radius	5 mi radius
Population			
2025 Estimated Population	5,092	33,630	79,862
2030 Projected Population	4,967	34,123	80,660
2020 Census Population	5,437	32,619	78,774
2010 Census Population	5,258	30,865	72,509
Projected Annual Growth 2025 to 2030	-0.5%	0.3%	0.2%
Historical Annual Growth 2010 to 2025	-0.2%	0.6%	0.7%
2025 Median Age	34.4	35.2	35.3
Households			
2025 Estimated Households	1,912	12,913	29,850
2030 Projected Households	1,904	13,306	30,721
2020 Census Households	2,045	12,835	29,625
2010 Census Households	1,990	12,202	27,488
Projected Annual Growth 2025 to 2030	-	0.6%	0.6%
Historical Annual Growth 2010 to 2025	-0.3%	0.4%	0.6%
Race and Ethnicity			
2025 Estimated White	47.7%	43.7%	48.6%
2025 Estimated Black or African American	23.7%	27.0%	21.3%
2025 Estimated Asian or Pacific Islander	5.3%	9.8%	7.6%
2025 Estimated American Indian or Native Alaskan	0.7%	0.9%	0.9%
2025 Estimated Other Races	22.5%	18.6%	21.6%
2025 Estimated Hispanic	28.6%	24.5%	27.4%
Income			
2025 Estimated Average Household Income	\$81,096	\$76,981	\$88,171
2025 Estimated Median Household Income	\$66,688	\$63,876	\$71,526
2025 Estimated Per Capita Income	\$30,480	\$29,690	\$33,078
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	3.4%	6.5%	6.8%
2025 Estimated Some High School (Grade Level 9 to 11)	7.8%	9.1%	8.2%
2025 Estimated High School Graduate	34.0%	30.2%	30.5%
2025 Estimated Some College	23.8%	22.6%	22.3%
2025 Estimated Associates Degree Only	8.6%	9.2%	9.0%
2025 Estimated Bachelors Degree Only	15.7%	14.0%	14.8%
2025 Estimated Graduate Degree	6.7%	8.4%	8.5%
Business			
2025 Estimated Total Businesses	133	813	1,882
2025 Estimated Total Employees	1,145	13,611	32,812
2025 Estimated Employee Population per Business	8.6	16.7	17.4
2025 Estimated Residential Population per Business	38.3	41.4	42.4

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