



OFFICE/WAREHOUSE/MANUFACTURING

5875 E. US 50 Highway, Sedalia, Missouri




SALE PRICE: \$2,950,000 | LEASE RATE: \$4/SF NN

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	782	10,162	26,166
Avg. Household Income	\$64,161	\$78,481	\$81,686

- Former archery manufacturing property
- 12' and 14' ceilings, 3 phase power, 5 dock doors
- Well built and maintained 50,000 SF building
- Two 5,000 Sf warehouse buildings
- Convenient 50 Highway location near Sedalia Regional Airport
- Approximately 8.39 acre property with two wells

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

[For More Information Contact:](#)

Exclusive Agents

BOB JAEKEL | 816.412.7365 | bjaekel@blockandco.com

GREG ROBERTS | 816.412.7384 | groberts@blockandco.com



PHOTOS

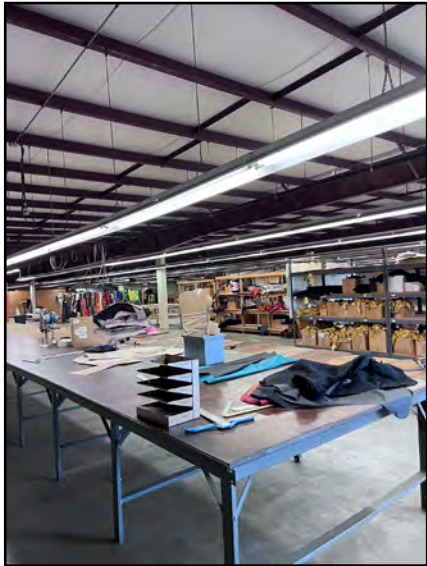
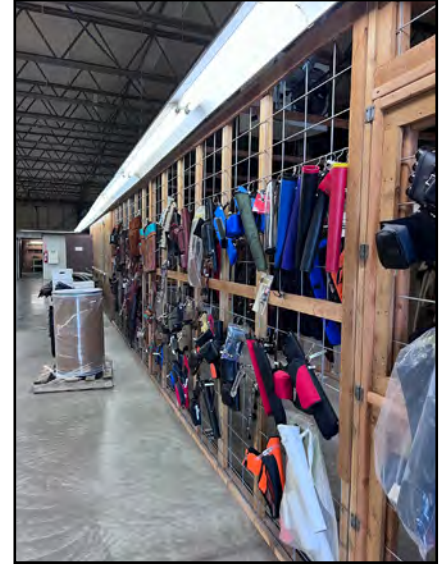




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AERIAL

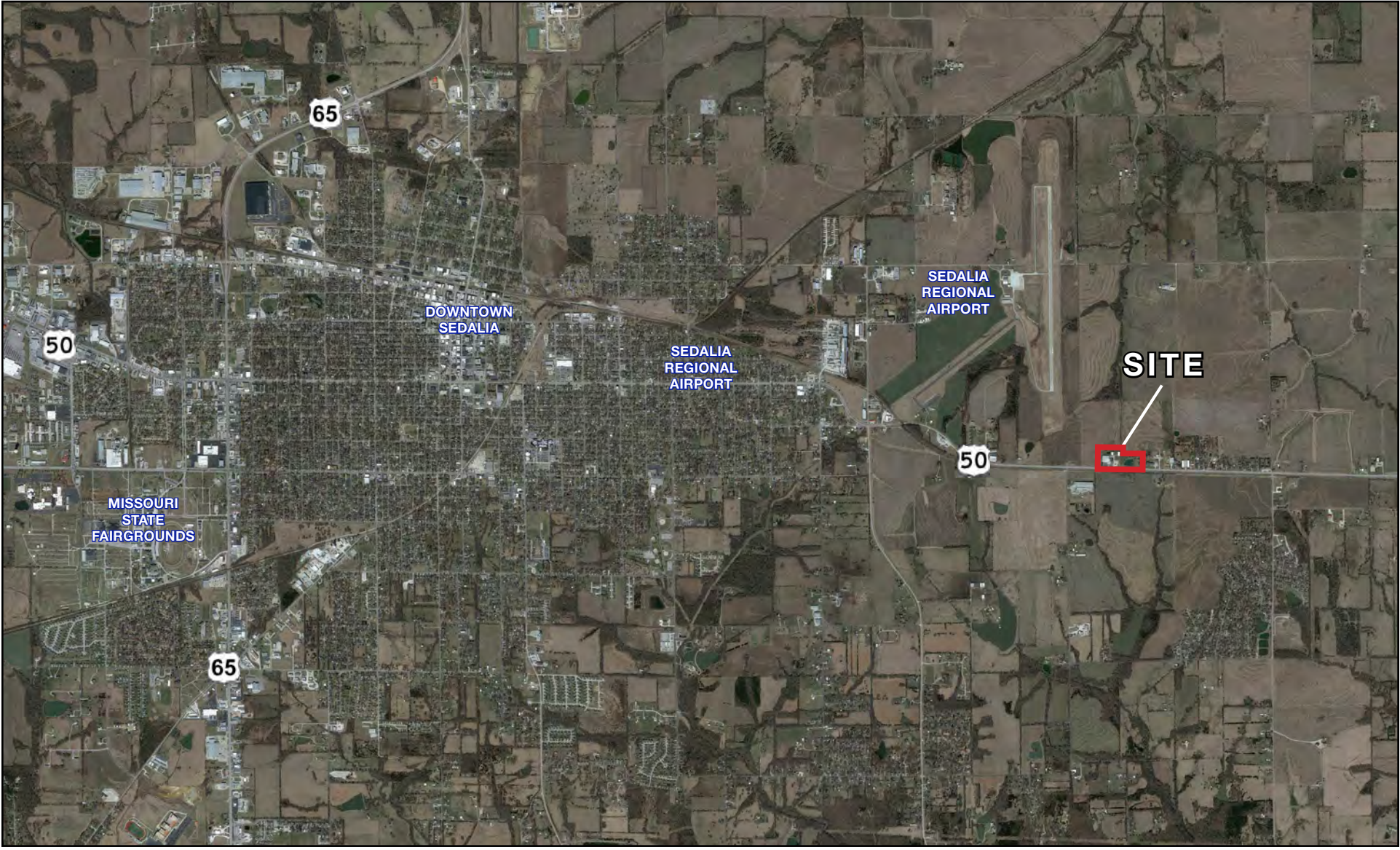




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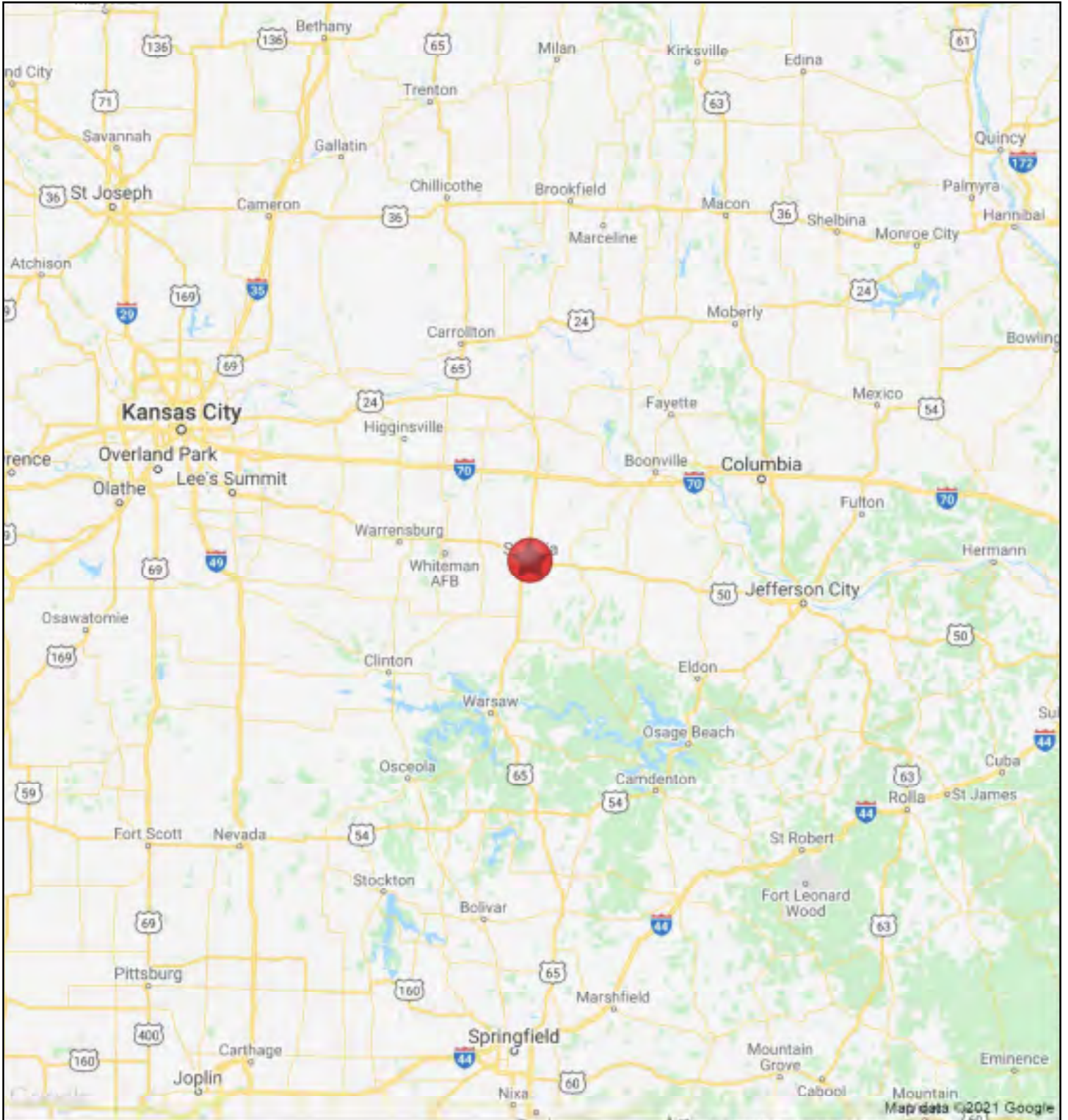
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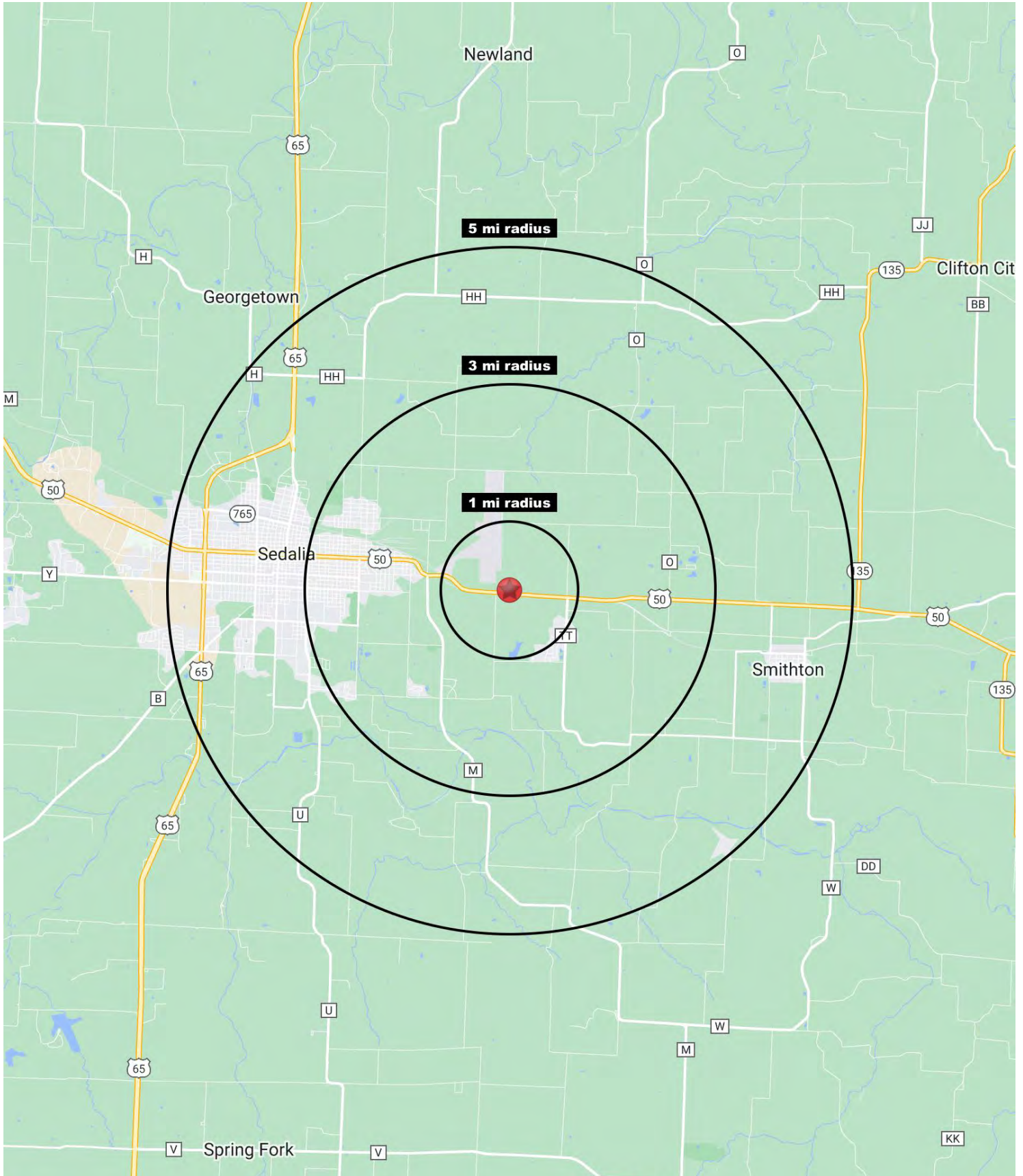
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5875 E. US 50 Highway Sedalia, MO 65301	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	782	10,162	26,166
2028 Projected Population	791	10,120	25,882
2020 Census Population	751	9,952	25,977
2010 Census Population	733	9,984	26,187
Projected Annual Growth 2023 to 2028	0.2%	-	-0.2%
Historical Annual Growth 2010 to 2023	0.5%	0.1%	-
2023 Median Age	41.6	36.4	35.5
Households			
2023 Estimated Households	270	3,877	10,290
2028 Projected Households	273	3,842	10,088
2020 Census Households	258	3,755	10,102
2010 Census Households	262	3,828	10,293
Projected Annual Growth 2023 to 2028	0.2%	-0.2%	-0.4%
Historical Annual Growth 2010 to 2023	0.2%	-	-
Race and Ethnicity			
2023 Estimated White	86.4%	84.1%	82.4%
2023 Estimated Black or African American	2.5%	4.3%	5.1%
2023 Estimated Asian or Pacific Islander	0.9%	1.0%	1.0%
2023 Estimated American Indian or Native Alaskan	0.5%	0.5%	0.5%
2023 Estimated Other Races	9.7%	10.2%	11.0%
2023 Estimated Hispanic	8.2%	9.7%	11.1%
Income			
2023 Estimated Average Household Income	\$64,161	\$78,481	\$81,686
2023 Estimated Median Household Income	\$60,151	\$50,525	\$55,051
2023 Estimated Per Capita Income	\$22,878	\$30,214	\$32,363
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	4.2%	4.3%	4.3%
2023 Estimated Some High School (Grade Level 9 to 11)	5.4%	7.5%	9.2%
2023 Estimated High School Graduate	42.5%	40.4%	37.6%
2023 Estimated Some College	24.0%	23.1%	21.9%
2023 Estimated Associates Degree Only	8.6%	10.1%	11.0%
2023 Estimated Bachelors Degree Only	9.0%	9.0%	9.6%
2023 Estimated Graduate Degree	6.3%	5.5%	6.4%
Business			
2023 Estimated Total Businesses	29	201	941
2023 Estimated Total Employees	296	2,842	10,599
2023 Estimated Employee Population per Business	10.2	14.1	11.3
2023 Estimated Residential Population per Business	26.9	50.5	27.8

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