



**For Sale,
Commercial Land**

SEC N. Chatham Avenue & NW Prairie View Road Kansas City, Missouri

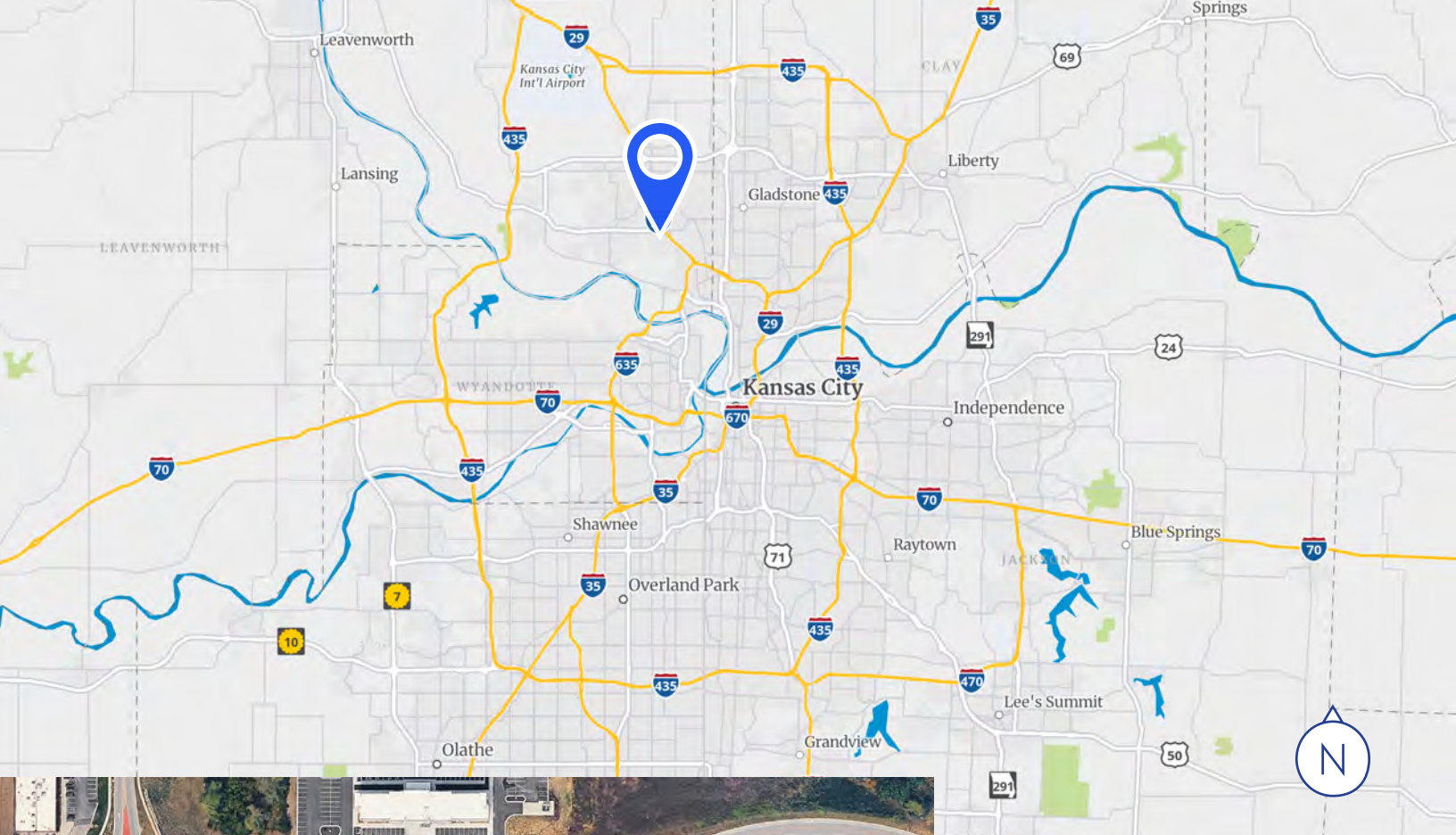
Property Features

- Land Area: 4.18± acres (marketed area)
- Asking Price: \$12.00 PSF
- Total Land: 8.78± acres
- Zoning: B2-2 Commercial
- Location:
 - Next to Tremont Square Shopping Center just off busy NW 64th Street corridor
 - Southeast of new Chatham Avenue roundabout and realigned NW Prairie View Road
 - Located in one of the fastest growing counties in the Kansas City metro
 - Average traffic volume on NW 64th Street is 27,251 vehicles per day
 - Average traffic volume on I-29 at NW 64th Street is 92,590 vehicles per day

Doug Hedrick, SIOR, CCIM
Senior Vice President | Kansas City
+1 816 556 1136
doug.hedrick@colliers.com

Colliers Kansas City
4900 Main Street, Suite 400
Kansas City, MO 64112
colliers.com/kansascity

Accelerating success.



Demographics



Total Population
 1-mile 10,395
 3-mile 63,588
 5-mile 137,949



Number of Households
 1-mile 4,651
 3-mile 26,489
 5-mile 58,851



Household Income (Avg.)
 1-mile \$116,356
 3-mile \$115,219
 5-mile \$113,712



Doug Hedrick, SIOR, CCIM

Senior Vice President
 +1 816 556 1136
 doug.hedrick@colliers.com

Colliers Kansas City
 4900 Main Street, Suite 400
 Kansas City, MO 64112
 colliers.com/kansascity