



BANNISTER SQUARE S.C.

Multiple Retail Sites Available

I-435 & Bannister Road, Kansas City, MO



MULTIPLE RETAIL SITES AVAILABLE

GROUND LEASE, SALE OR BUILD-TO-SUIT

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	4,416	53,213	155,750
Avg. Household Income	\$68,318	\$79,177	\$96,888

- Located between anchor retailers Home Depot and Price Chopper
- Join Arvest Bank, Taco Bell, Hampton Inn, and other recognizable retailers
- Great retail, hotel, restaurant, office, and pad sites available
- Across the street from the new Oracle Innovations Campus
- Strategically located on the southeast quadrant of I-435 & Bannister Rd
- Directly across Bannister Road from new Village at Three Trails mixed-use development (under construction)
- Just east of South Patrol Police Station
- Intersection carries over 120,400 cars per day

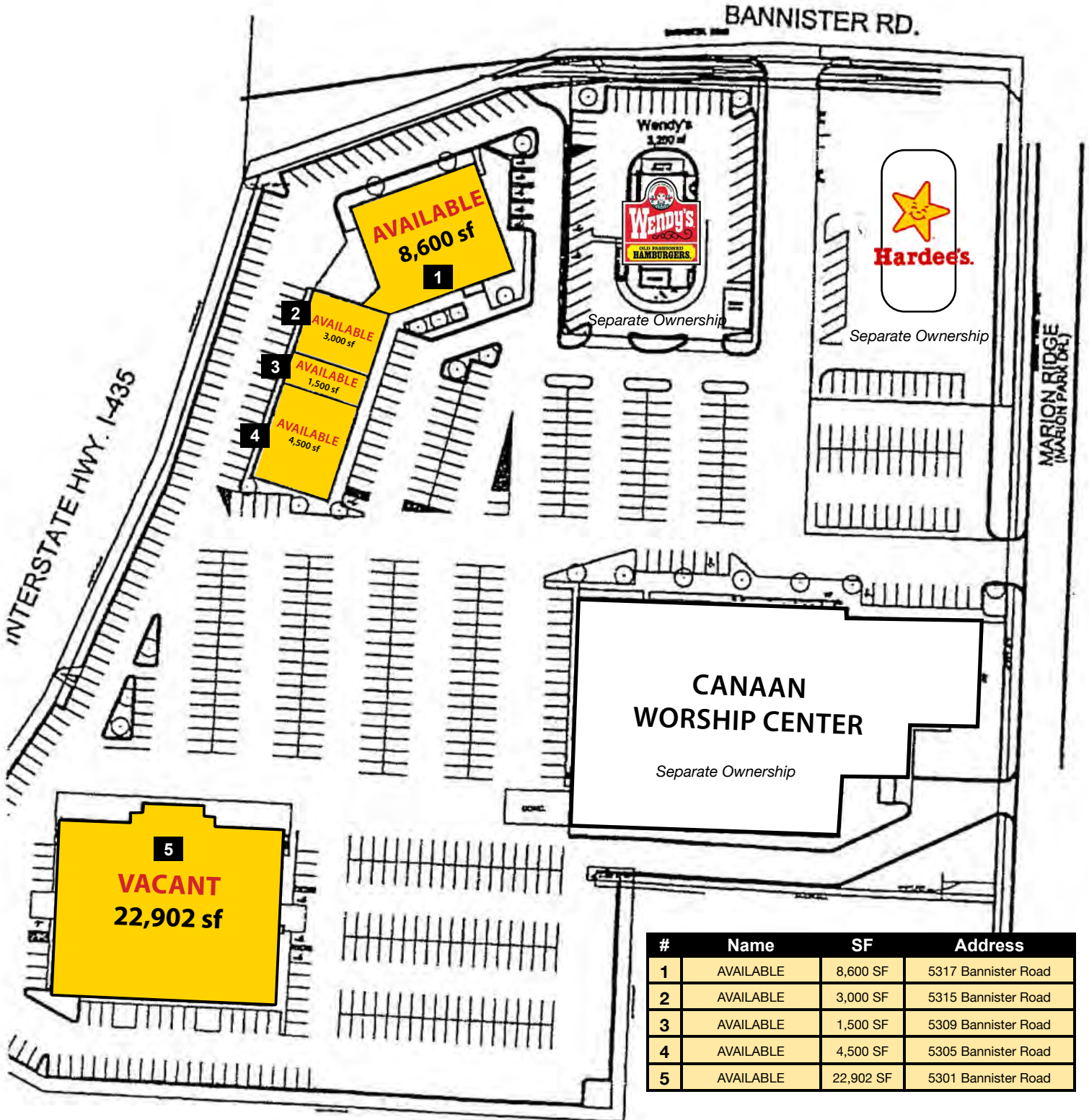
 [CLICK HERE TO VIEW MORE LISTING INFORMATION](#)

For More Information Contact: *Exclusive Agents*
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 DAVID BLOCK | 816.412.7400 | dblock@blockandco.com



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AERIAL





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AERIAL

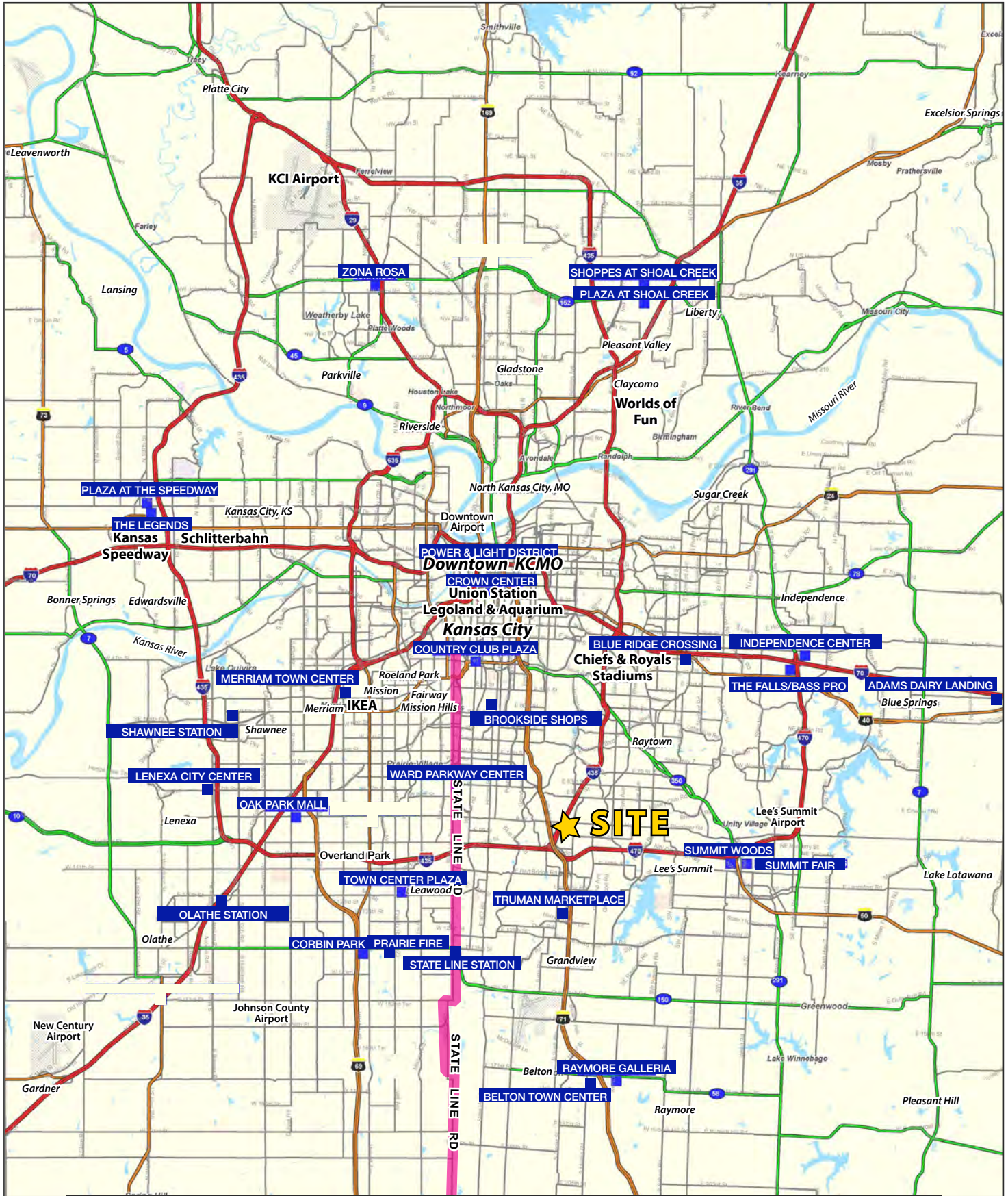




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Anchor, Pads, and Small Shops Available
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SPACE
FOR
LEASE

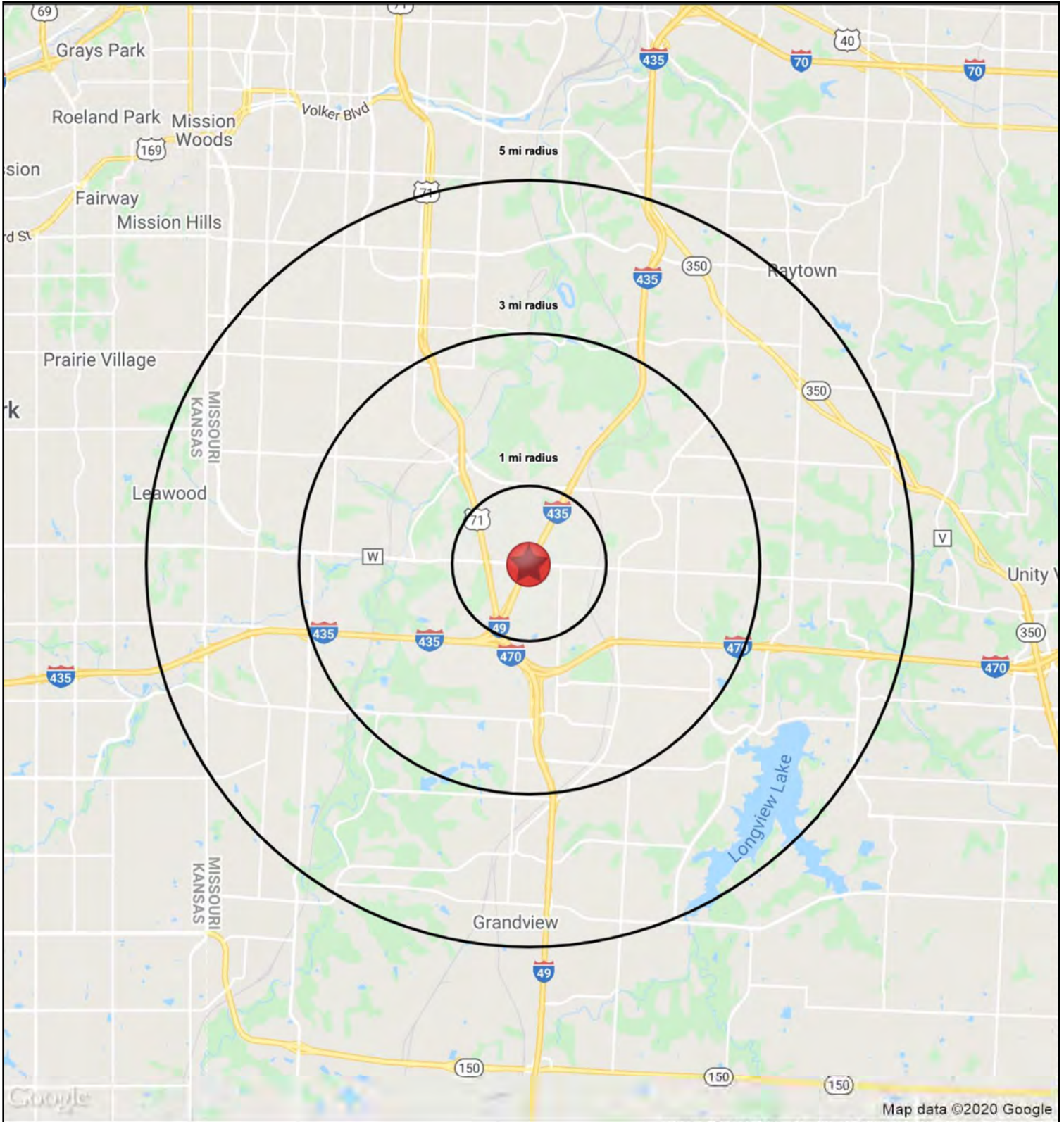




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I-435 & Bannister Rd Kansas City, MO 64132	1 mi radius	3 mi radius	5 mi radius
Population			
2023 Estimated Population	4,416	53,213	155,750
2028 Projected Population	4,160	51,460	151,392
2020 Census Population	4,354	53,722	158,557
2010 Census Population	4,268	52,622	155,227
Projected Annual Growth 2023 to 2028	-1.2%	-0.7%	-0.6%
Historical Annual Growth 2010 to 2023	0.3%	-	-
2023 Median Age	32.8	35.1	38.0
Households			
2023 Estimated Households	1,869	21,864	67,575
2028 Projected Households	1,729	20,856	64,689
2020 Census Households	1,809	21,740	68,346
2010 Census Households	1,782	21,005	65,640
Projected Annual Growth 2023 to 2028	-1.5%	-0.9%	-0.9%
Historical Annual Growth 2010 to 2023	0.4%	0.3%	0.2%
Race and Ethnicity			
2023 Estimated White	34.4%	40.9%	50.5%
2023 Estimated Black or African American	53.0%	47.9%	39.2%
2023 Estimated Asian or Pacific Islander	2.9%	2.3%	2.1%
2023 Estimated American Indian or Native Alaskan	0.3%	0.4%	0.4%
2023 Estimated Other Races	9.3%	8.5%	7.9%
2023 Estimated Hispanic	8.5%	7.3%	6.9%
Income			
2023 Estimated Average Household Income	\$68,318	\$79,177	\$96,888
2023 Estimated Median Household Income	\$55,098	\$56,678	\$68,824
2023 Estimated Per Capita Income	\$29,038	\$32,598	\$42,124
Education (Age 25+)			
2023 Estimated Elementary (Grade Level 0 to 8)	1.5%	2.6%	2.0%
2023 Estimated Some High School (Grade Level 9 to 11)	3.6%	5.8%	5.2%
2023 Estimated High School Graduate	32.4%	30.8%	27.1%
2023 Estimated Some College	27.7%	26.4%	23.8%
2023 Estimated Associates Degree Only	7.4%	7.7%	7.7%
2023 Estimated Bachelors Degree Only	21.8%	18.2%	22.0%
2023 Estimated Graduate Degree	5.6%	8.6%	12.3%
Business			
2023 Estimated Total Businesses	113	1,585	6,362
2023 Estimated Total Employees	1,481	17,612	62,431
2023 Estimated Employee Population per Business	13.1	11.1	9.8
2023 Estimated Residential Population per Business	39.1	33.6	24.5

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