

# FOR LEASE

## RAYTOWN SQUARE

9430 E State Rte-350 Hwy  
Raytown, Missouri



### SITE SUMMARY

1,256 SF Available

Anchored by High-Volume HyVee

36,000 VPD off Hwy 350

Pylon Signage Available

Great Access & Visibility



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While this information is deemed correct, no representation is made as to the accuracy thereof.  
This information is subject to errors, omissions and change of terms at any time. The property may be withdrawn from the market without notice.

# RAYTOWN SQUARE

Highway 350 & Gregory  
Raytown, Missouri



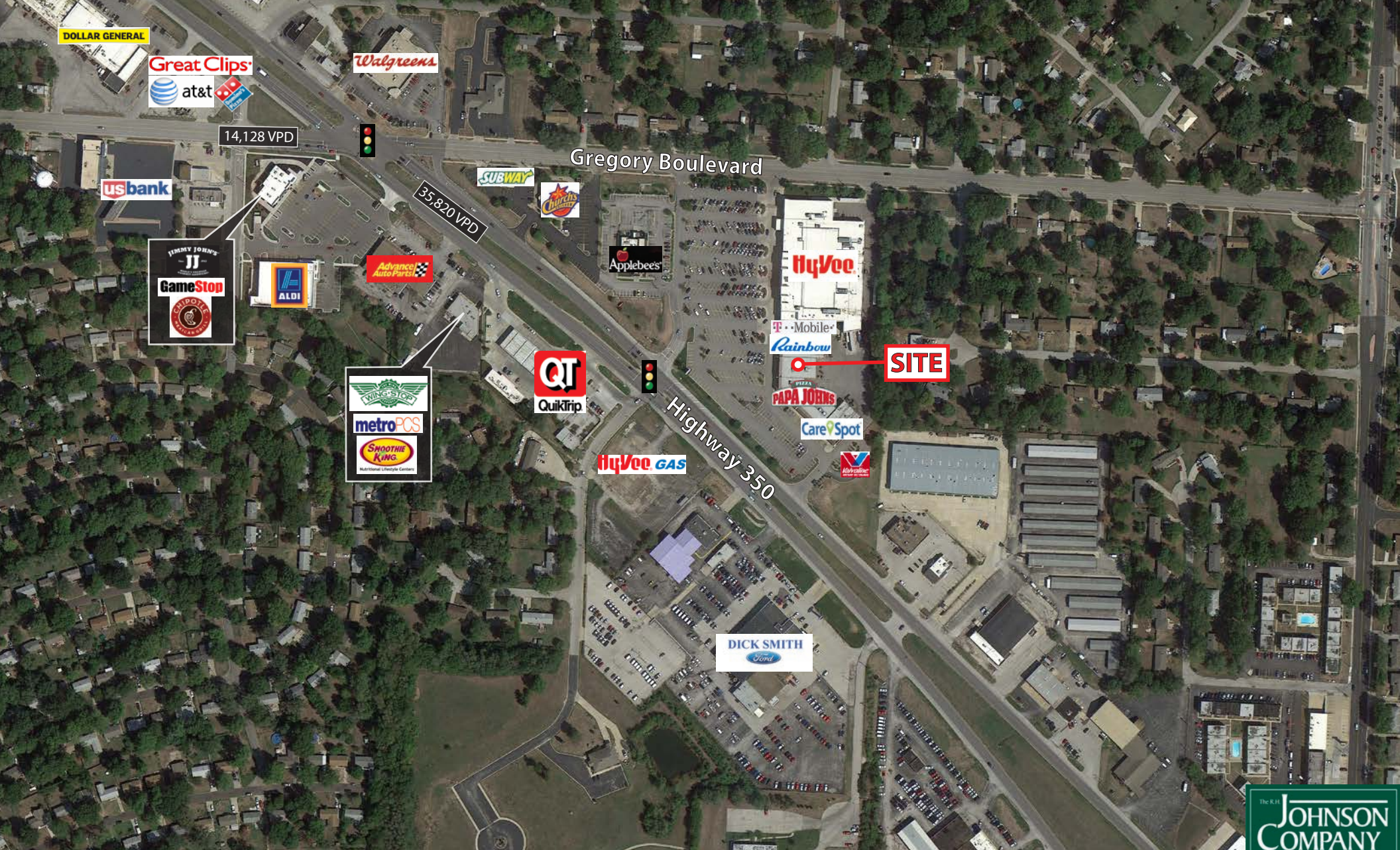
1. T-Mobile	5,000 SF	7. Papa John's	2,400 SF
2. Rainbow	7,000 SF	8. Harmony Smiles Orthodontics	1,800 SF
3. KC Nails	5,500 SF	9. Springleaf Financial	1,400 SF
4. Daylight Donuts	1,400 SF	10. CareSpot Urgent Care	4,200 SF
<b>5. AVAILABLE</b>	<b>1,256 SF</b>	11. Select Physical Therapy	2,260 SF
6. Chinatown	1,414 SF		



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DOLLAR GENERAL

Great Clips  
at&t

Walgreens

14,128 VPD

Gregory Boulevard

usbank

SUBWAY

35,820 VPD

TIMMY JOHN'S  
GameStop  
CHIPOTE

ALDI

Advance  
Auto Parts

Applebee's

HyVee

SITE

WING-STOP  
metroPCS  
SMOOTHIE KING  
Multicultural Lifestyle Centers

QT  
QuikTrip

HyVee GAS

Highway 350

Mobile  
Rainbow

PAPA JOHN'S

CareSpot

DICK SMITH  
Ford

The R.I. JOHNSON COMPANY

Brokerage • Development • Management

A MEMBER OF  
CHAINLINKS  
REAL ESTATE ADVISORS

RAYTOWN SQUARE



# Summary Profile

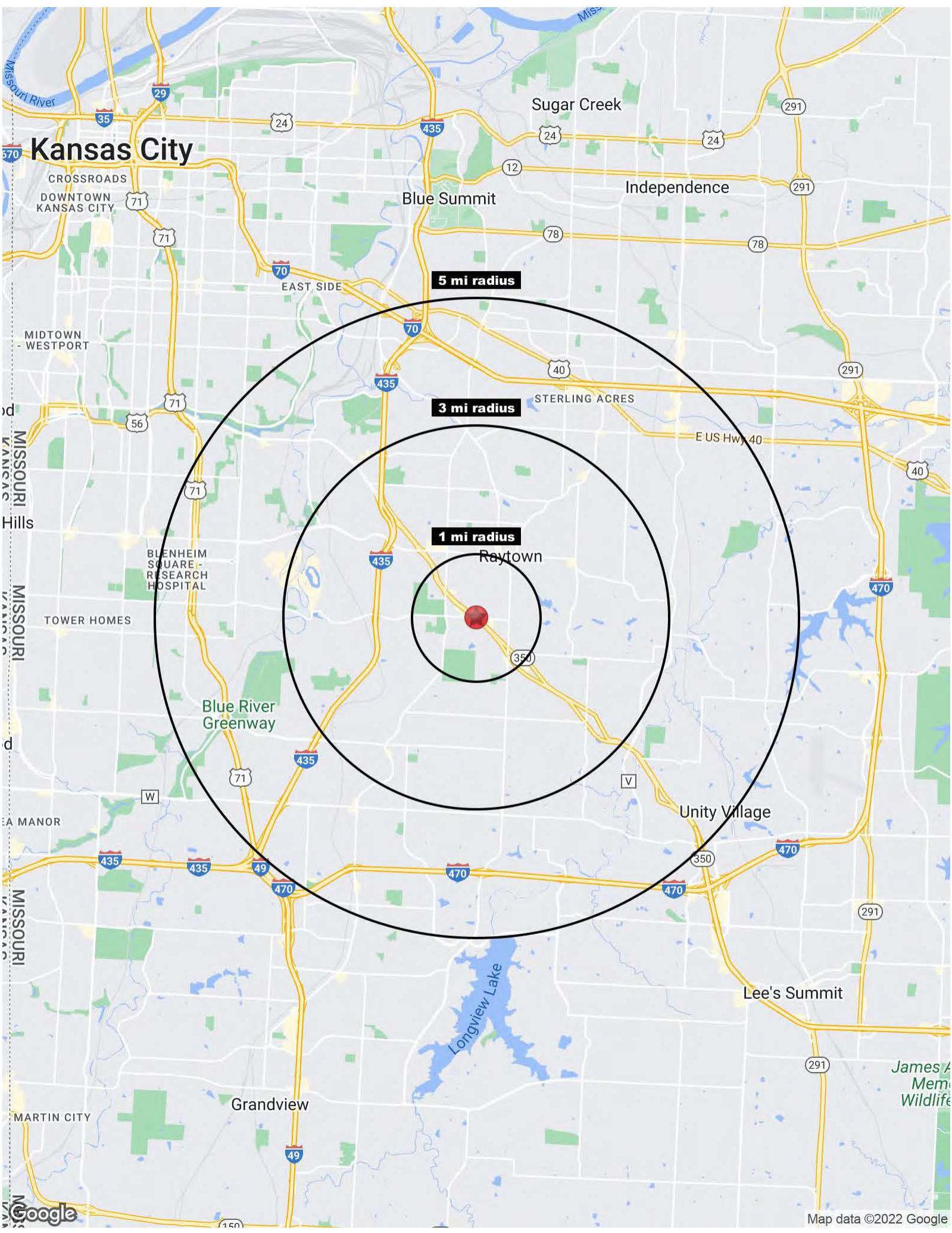
2010-2020 Census, 2022 Estimates with 2027 Projections  
 Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 38.9947/-94.4735

<b>Raytown, MO 64133</b>	<b>1 mi radius</b>	<b>3 mi radius</b>	<b>5 mi radius</b>
<b>Population</b>			
2022 Estimated Population	7,362	56,252	126,356
2027 Projected Population	7,376	56,896	127,871
2020 Census Population	7,294	55,997	126,525
2010 Census Population	7,355	55,199	123,805
Projected Annual Growth 2022 to 2027	-	0.2%	0.2%
Historical Annual Growth 2010 to 2022	-	0.2%	0.2%
2022 Median Age	38.5	38.3	37.6
<b>Households</b>			
2022 Estimated Households	3,247	23,471	52,461
2027 Projected Households	3,238	23,649	52,876
2020 Census Households	3,213	23,378	52,514
2010 Census Households	3,178	22,488	50,624
Projected Annual Growth 2022 to 2027	-	0.2%	0.2%
Historical Annual Growth 2010 to 2022	0.2%	0.4%	0.3%
<b>Race and Ethnicity</b>			
2022 Estimated White	57.4%	48.4%	43.7%
2022 Estimated Black or African American	27.0%	36.7%	41.2%
2022 Estimated Asian or Pacific Islander	1.7%	1.7%	1.8%
2022 Estimated American Indian or Native Alaskan	0.6%	0.6%	0.6%
2022 Estimated Other Races	13.3%	12.6%	12.8%
2022 Estimated Hispanic	8.8%	8.9%	9.4%
<b>Income</b>			
2022 Estimated Average Household Income	\$68,287	\$68,063	\$64,954
2022 Estimated Median Household Income	\$54,360	\$56,874	\$53,571
2022 Estimated Per Capita Income	\$30,175	\$28,476	\$27,052
<b>Education (Age 25+)</b>			
2022 Estimated Elementary (Grade Level 0 to 8)	2.3%	2.1%	2.7%
2022 Estimated Some High School (Grade Level 9 to 11)	5.0%	5.5%	6.5%
2022 Estimated High School Graduate	39.4%	34.0%	34.4%
2022 Estimated Some College	25.3%	28.7%	27.1%
2022 Estimated Associates Degree Only	6.5%	7.5%	7.6%
2022 Estimated Bachelors Degree Only	15.1%	14.6%	14.2%
2022 Estimated Graduate Degree	6.5%	7.6%	7.6%
<b>Business</b>			
2022 Estimated Total Businesses	363	1,424	3,575
2022 Estimated Total Employees	3,938	14,949	46,316
2022 Estimated Employee Population per Business	10.9	10.5	13.0
2022 Estimated Residential Population per Business	20.3	39.5	35.3

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# Kansas City

5 mi radius

3 mi radius

1 mi radius



Raytown