

RAYMORE, MO OUTPARCELS NEW TO MARKET!



913 914 7010
7121 West 79th Street
Overland Park, KS 66204

www.elevatepropertyadvisors.com



PROPERTY HIGHLIGHTS



PROPERTY FEATURES

- Pad sites available from 0.72 – 1.79 acres
- Pad size and configuration can be customized
- Located in the heart of Raymore's prime retail corridor
- Hard to secure Hwy. 58 frontage (Foxwood Dr.)
- Full access from two signalized intersections
- Join prominent national retailers/restaurants
- Booming market with strong demographics
 - 2nd fastest growing county in 14-County Kansas City Metro



AREA DEMOGRAPHICS

Total Population



1 MILE: 8,049
3 MILE: 36,369
5 MILE: 68,109

Daytime Population



1 MILE: 2,190
3 MILE: 9,909
5 MILE: 14,975

Avg. HH Income



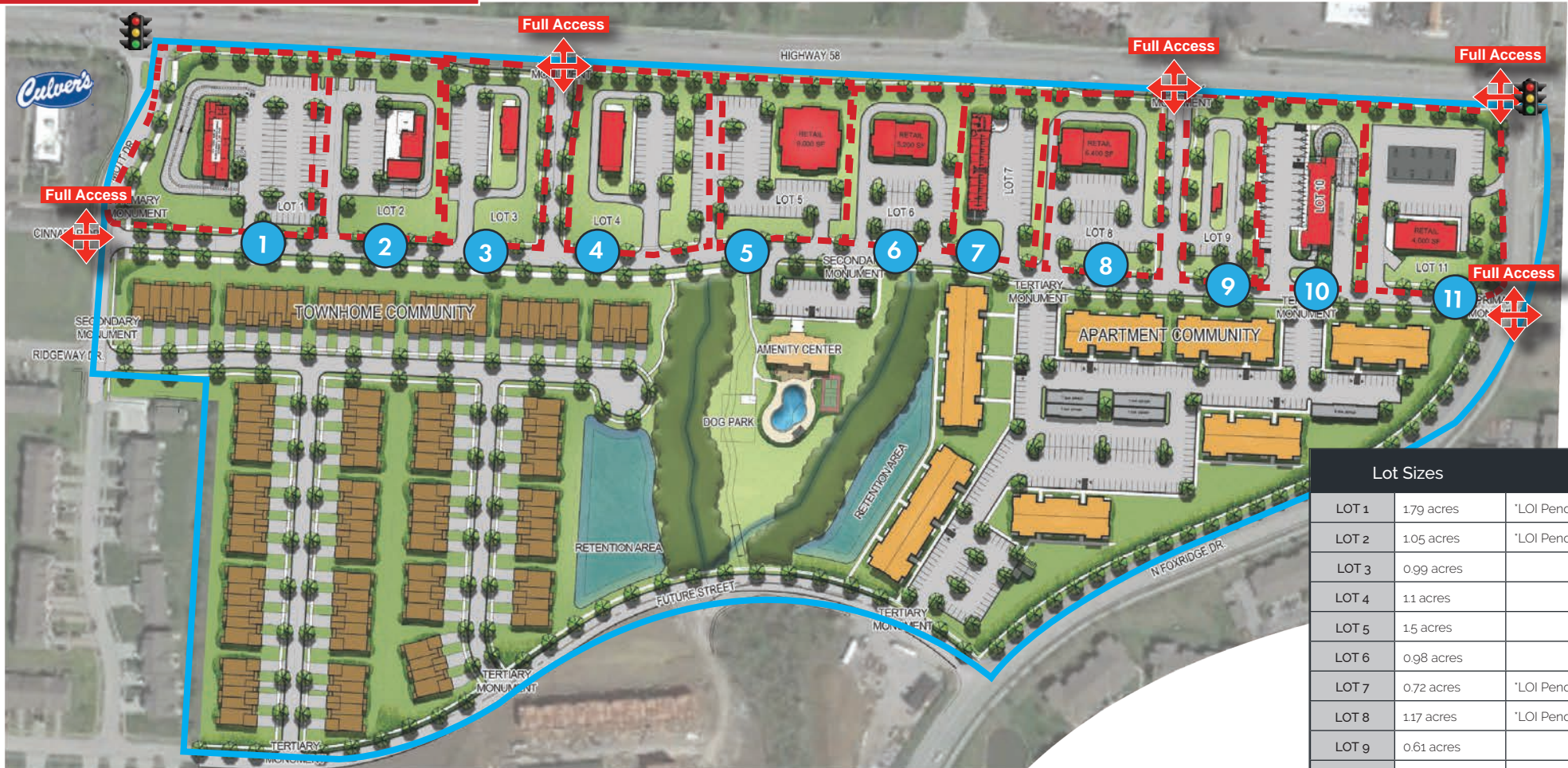
1 MILE: \$105,395
3 MILE: \$90,452
5 MILE: \$89,242



SITE PLAN



0.72 - 1.79 Acres Available



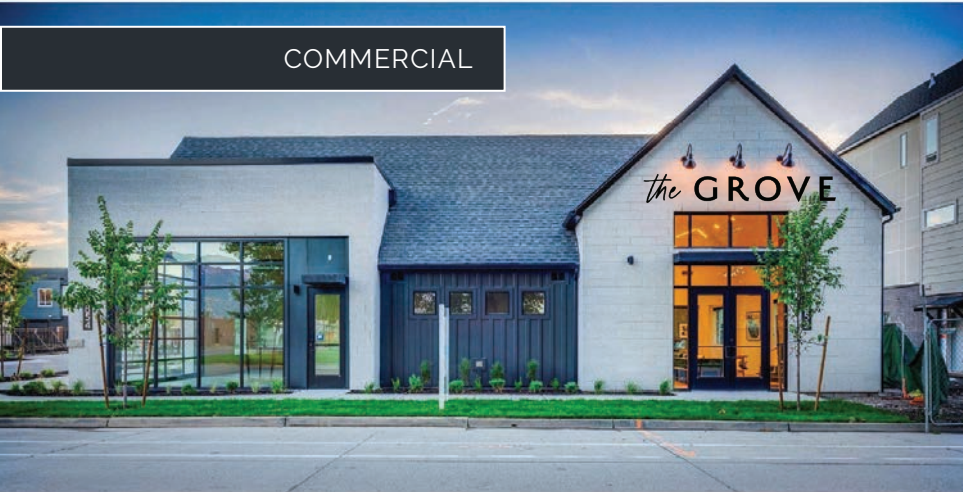
Lot Sizes		
LOT 1	1.79 acres	*LOI Pending
LOT 2	1.05 acres	*LOI Pending
LOT 3	0.99 acres	
LOT 4	11 acres	
LOT 5	15 acres	
LOT 6	0.98 acres	
LOT 7	0.72 acres	*LOI Pending
LOT 8	1.17 acres	*LOI Pending
LOT 9	0.61 acres	
LOT 10	1.12 acres	*LOI Pending
LOT 11	1.33 acres	*LOI Pending
*Lot lines adjustable		



THE GROVE - A MIXED USE COMMUNITY



COMMERCIAL



THE GROVE - A MIXED-USE COMMUNITY

The Grove promises to set the benchmark as the highest quality mixed-use community in Southeast Kansas City. Establishing a cohesive, contemporary and high quality design among its commercial, multi-family and public amenities, the 42-acre Grove community will offer new-to-market retailers, stunning townhomes and Class-A apartments. The Grove offers retailers easy access and high visibility from the area's busiest commercial corridor, while residents will enjoy amenities arising from the natural setting among streams, ponds and wooded preserves.

TOWNHOMES



APARTMENTS



MARKET OVERVIEW



The Raymore Community embraces live, work, play at a Summer music and arts festival.

photo: raymore.com

RAYMORE, MISSOURI

The City of Raymore is well positioned as an attractive, agile, and competitive place for economic growth with a booming housing economy and robust local commercial base.

Raymore is one of the fastest growing communities in the Kansas City Metro, consistently placing among the top three communities in new residential construction. Raymore's continued growth stems from its advantageous location right in the heart of one of the top industry and e-commerce markets across the United States.

Additionally, Raymore is exceptionally well-positioned to attract new families. Residents are flocking to the city to enjoy the safety and spirit of a small town community, all within minutes of all the big-city amenities the Kansas City region has to offer.

As a community that continues to grow, the residents expect the services and amenities that provide the ability to both live, work, and play. The main retail and entertainment thoroughfare or the "Heart of the Community" borders the 58 Highway corridor. The residents enjoy and rely upon the quick convenient services, amenities, shopping, and restaurants.

Other tenants in the area include:

