## 2818 NE Independence Ave

2818 NE Independence Ave | Lee's Summit, MO | US | Jackson County  $\bf Available \ SF: 15,061$ 





Building Type:	Commercial
Available SF:	15,061
Within City Limits:	Yes
Last Updated:	Apr 16, 2021

### **Economic Development Contact**

#### **Rick McDowell**

Lee's Summit Economic Development Council 218 SE Main Street Lee's Summit, MO 64063 | rmcdowell@leessummit.org

## **Realtor/Owner Contact**

Shannon E. Simmermon, P.C. CEAH 816-795-8100 ext. 117 | ssimmermon@ceahrealtors.com

# **Property and Area Description**

Available 1/1/2021, fully finished 100% HVAC, three 12'x14' drive in doors, two 9'x10' dock high doors, ample parking for customers & employees, located near I-470 where more than 82,000 cars pass daily, half-mile from I-470 & Strother full diamond interchange, lease rates negotiable depending on necessary tenant improvements/modifications

## **Population**

401,670 1,982,196 2,270,914 10 Mile Radius 30 Mile Radius 45 Mile Radius	
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Source: ESRI<sup>®</sup>, 2024

#### Households



Source: ESRI<sup>®</sup>, 2024

# **Transportation**

Rail Served: Unknown Rail Served By: Unknown Rail Accessible: Unknown

Rail Infrastructure in Place: Unknown

# **Property Images**





