

Self-Storage Development Opportunity5.28 +/- AC of Entitled Development Land

2998 NE Barry Rd | Kansas City, MO | US | Clay County
Available SF: 96,765



Building Type:	Other
Available SF:	96,765
Total SF:	96,765
Last Updated:	Jul 18, 2025

Economic Development Contact

Tina Chace
Platte County Economic Development Council
11724 NW Plaza Circle, Suite 400
Kansas City, MO 64153
(816) 270-2119 | tchace@plattecountyedc.com

Steven Anthony
EDC of Kansas City, MO
300 Wyandotte St, Suite 400
Kansas City, MO 64105
(816) 691-2117 | santhony@edckc.com


Realtor/Owner Contact

Ben Nelson
| ben@windfieldrealestate.com

Property and Area Description


The project is fully prepared for development. It has received approval for the Final Development Plan and has undergone mass grading. Additionally, it comes with a 90% set of plans included in the purchase. These completed elements indicate readiness and save potential buyers significant time and cost. By skipping the lengthy process of zoning approvals and design intricacies, Staley Self-Storage allows for swift structural engineering, saving buyers potentially months or even years of challenges and expenses.

Population

	335,966 10 Mile Radius	1,078,891 20 Mile Radius	1,918,123 30 Mile Radius
---	----------------------------------	------------------------------------	------------------------------------

Source: ESRI®, 2024

Households

	136,562 10 Mile Radius	447,990 20 Mile Radius	780,758 30 Mile Radius
---	----------------------------------	----------------------------------	----------------------------------

Source: ESRI®, 2024

Transportation

Rail Served: No
Rail Accessible: No
Rail Infrastructure in Place: Unknown

Utilities

Electric: Ameren, Evergy

Property Images

