

# PINEWOODS OFFICE CENTER

## 450-510 NE M-291

LEE'S SUMMIT, MISSOURI 64086

est. 1879

**KH**

**KESSINGER HUNTER**  
commercial real estate

OFFICE FOR LEASE 1,997± SF AVAILABLE



ZONING	Office
SIZE	1,997± SF
LEASE RATE	\$17.50 PSF
LEASE TYPE	NNN

### BUILDING FEATURES

- High traffic counts along M-291 of 30,014 and Langsford Road at 17,067
- Conveniently located on M-291, between I-470 & 350 Highways
- 89,038 people live within a 5-mile radius
- \$111,010 average household income within a 5-mile radius

### DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	14,143	54,719	89,038
Household Income	\$78,154	\$93,969	\$111,010

FOR MORE INFORMATION, PLEASE CONTACT:

**JOHN EVANS**  
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816.350.3004  
[johnsevans@sbcglobal.net](mailto:johnsevans@sbcglobal.net)

**KESSINGER HUNTER & COMPANY, LC**  
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Kansas City, MO 64108  
(816) 842-2690  
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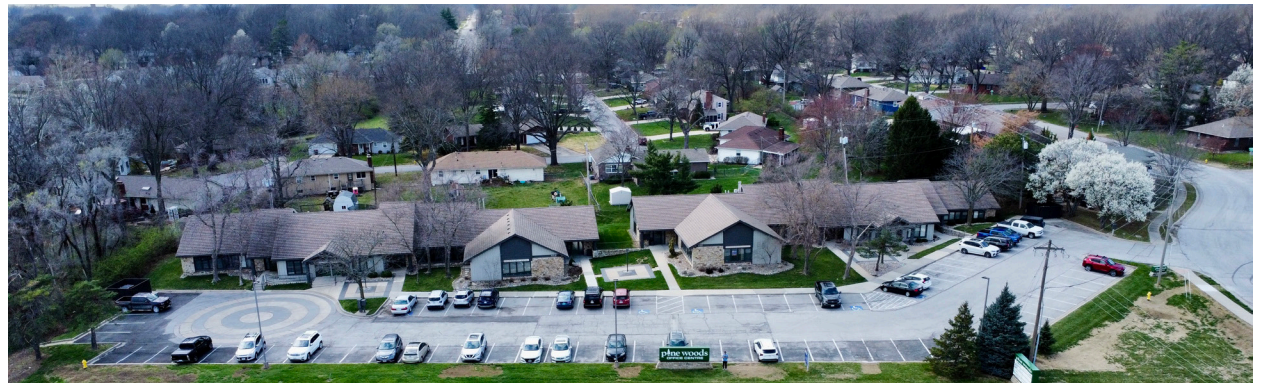
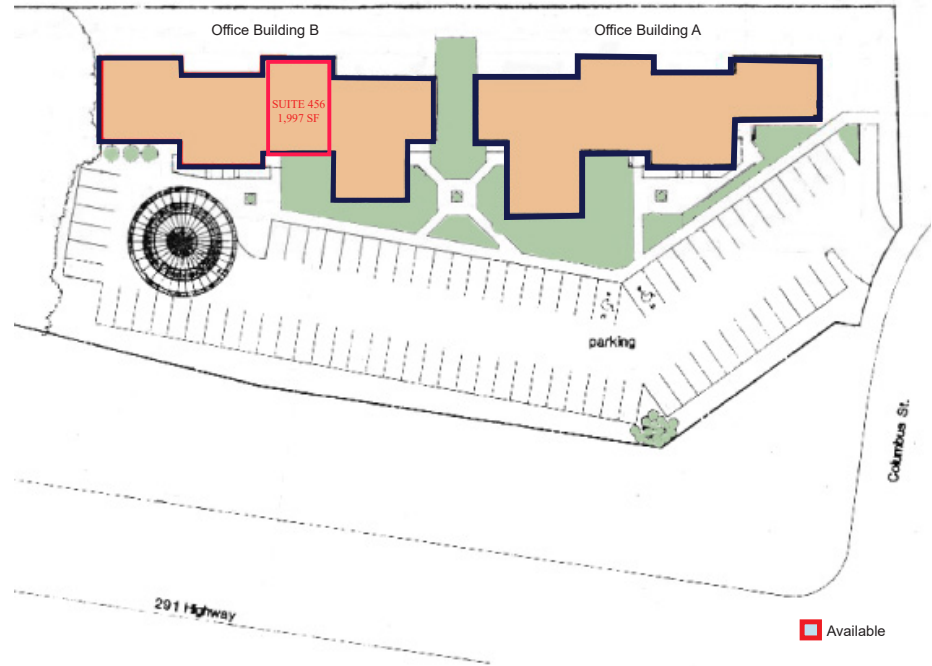
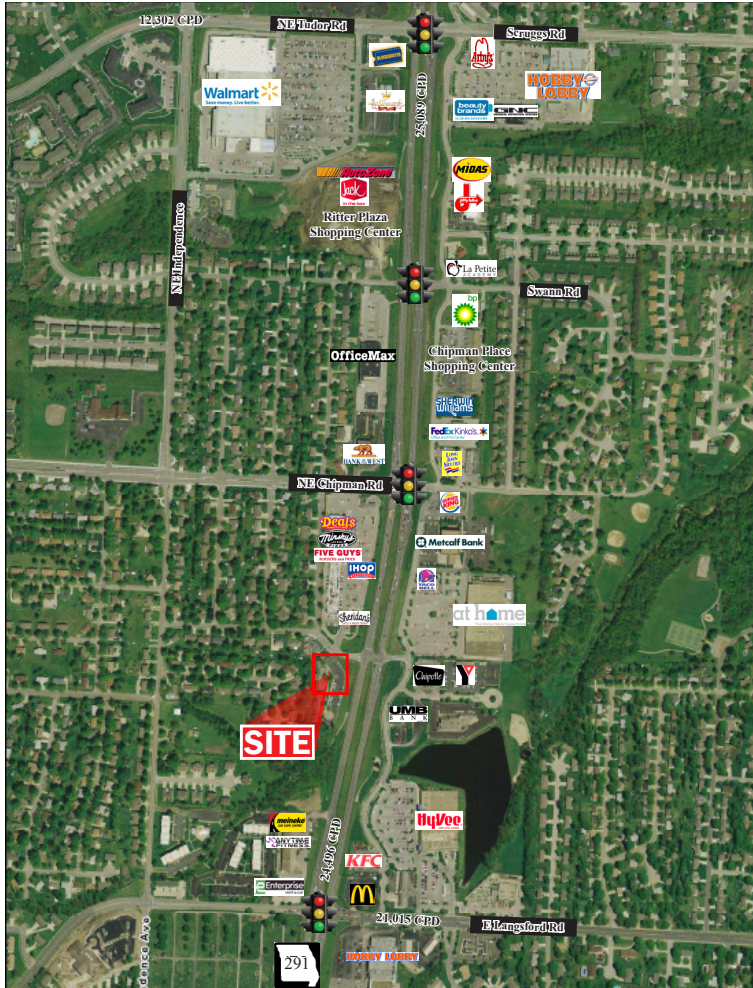


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