

1512 NW WOODS CHAPEL ROAD

BLUE SPRINGS, MISSOURI 64015

RETAIL SPACE FOR LEASE | 2,985± SF

PROPERTY FEATURES

- Great restaurant or retail opportunity with huge intersection traffic counts (I-70 E: 82,323 CPD / I-70 W 92,023 / NW Woods Chapel: 17,984 CPD)
- 2,985± SF former Pizza Hut restaurant with drive-thru plus a 1,200 SF basement and 53 parking spaces
- Land: 36,500± SF
- Restaurant equipment included (240± SF walk-in cooler, exhaust hood, fire suppression system, and grease trap)
- New I-70 and Woods Chapel Road interchange and signalized intersection at Woods Chapel and the South Outer Road, which provides direct access to the property
- Great I-70 visibility and first-off access

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
EST. POPULATION	9,733	46,495	104,769
EST. HOUSEHOLD INCOME	\$84,270	\$80,948	\$89,507



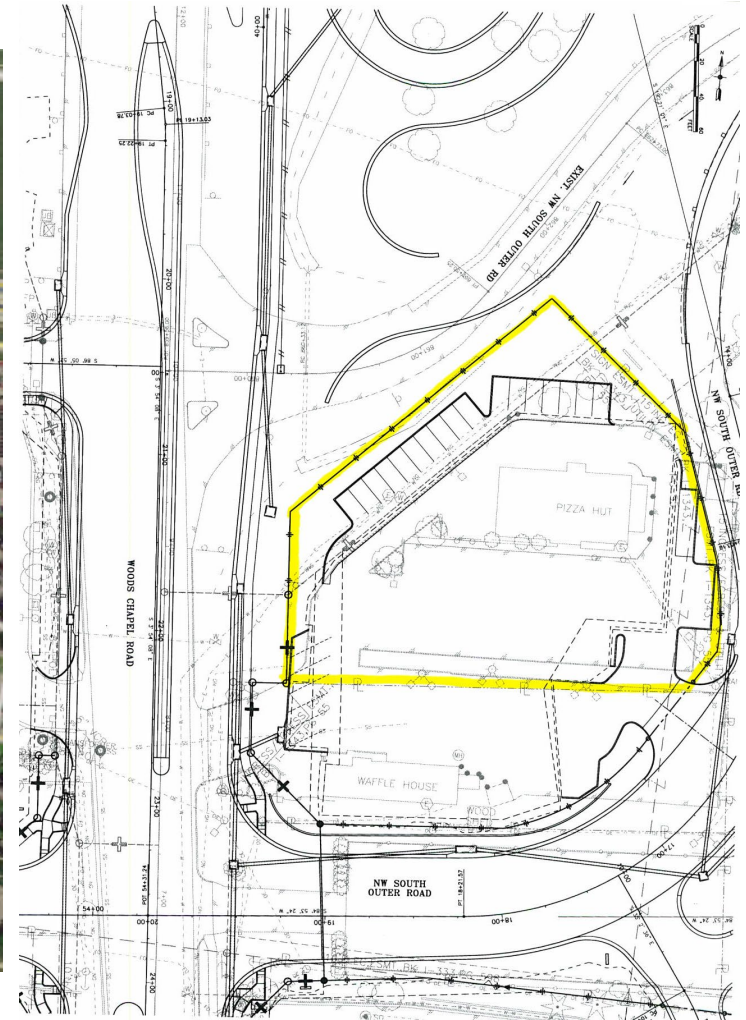
For more information, please contact:

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