

3,300 SF AVAILABLE - 2<sup>ND</sup> GEN RESTAURANT

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**SITE**

NORTHWOOD  
SHOPPING CENTER

**LANE4**

47<sup>TH</sup> ST & MISSION RD / KANSAS CITY

- 3,300 SF, 2<sup>nd</sup> generation restaurant space available in the burgeoning retail hub at 47<sup>th</sup> St and Mission Rd
- Adjacent to Walmart Neighborhood Market, Joe's KC BBQ, and Lulu's Thai Noodle Shop
- Outstanding street visibility and access; strong residential and employee populations
- With limited retail opportunities in Roeland Park, Mission Hills, Fairway, Westwood, & 39<sup>th</sup> St, this location easily draws traffic from Country Club Plaza, Westport, and The University of Kansas Health Systems campus

**DEMOGRAPHICS**

|                   | 1 MILE   | 3 MILE    | 5 MILE   |
|-------------------|----------|-----------|----------|
| Population        | 14,222   | 98,239    | 261,961  |
| Average HH Income | \$96,375 | \$107,855 | \$92,887 |
| # of Businesses   | 637      | 5,871     | 14,736   |
| # of Employees    | 4,973    | 94,388    | 272,561  |

4705 Central Street / Kansas City, MO 64112  
816.960.1444 / lane4group.com

CHASE GLAESER / 816.268.9110  
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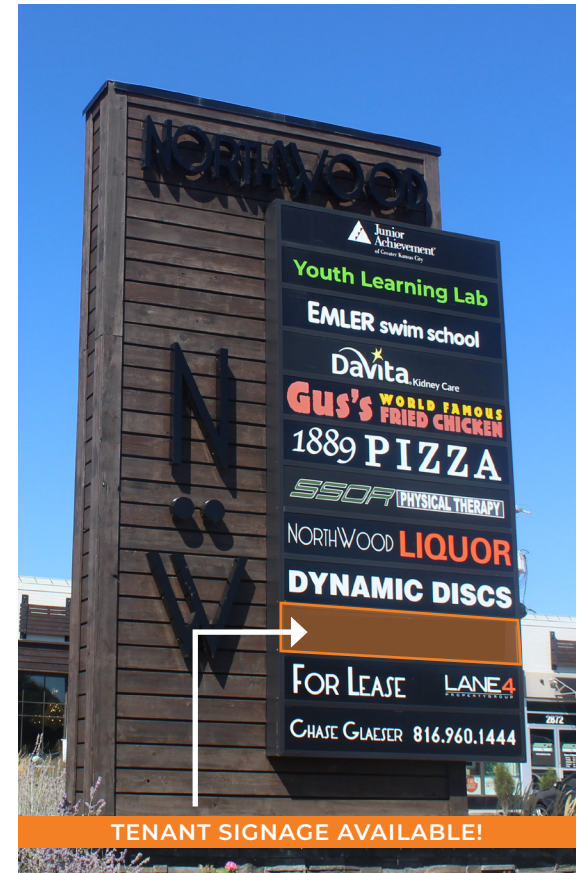
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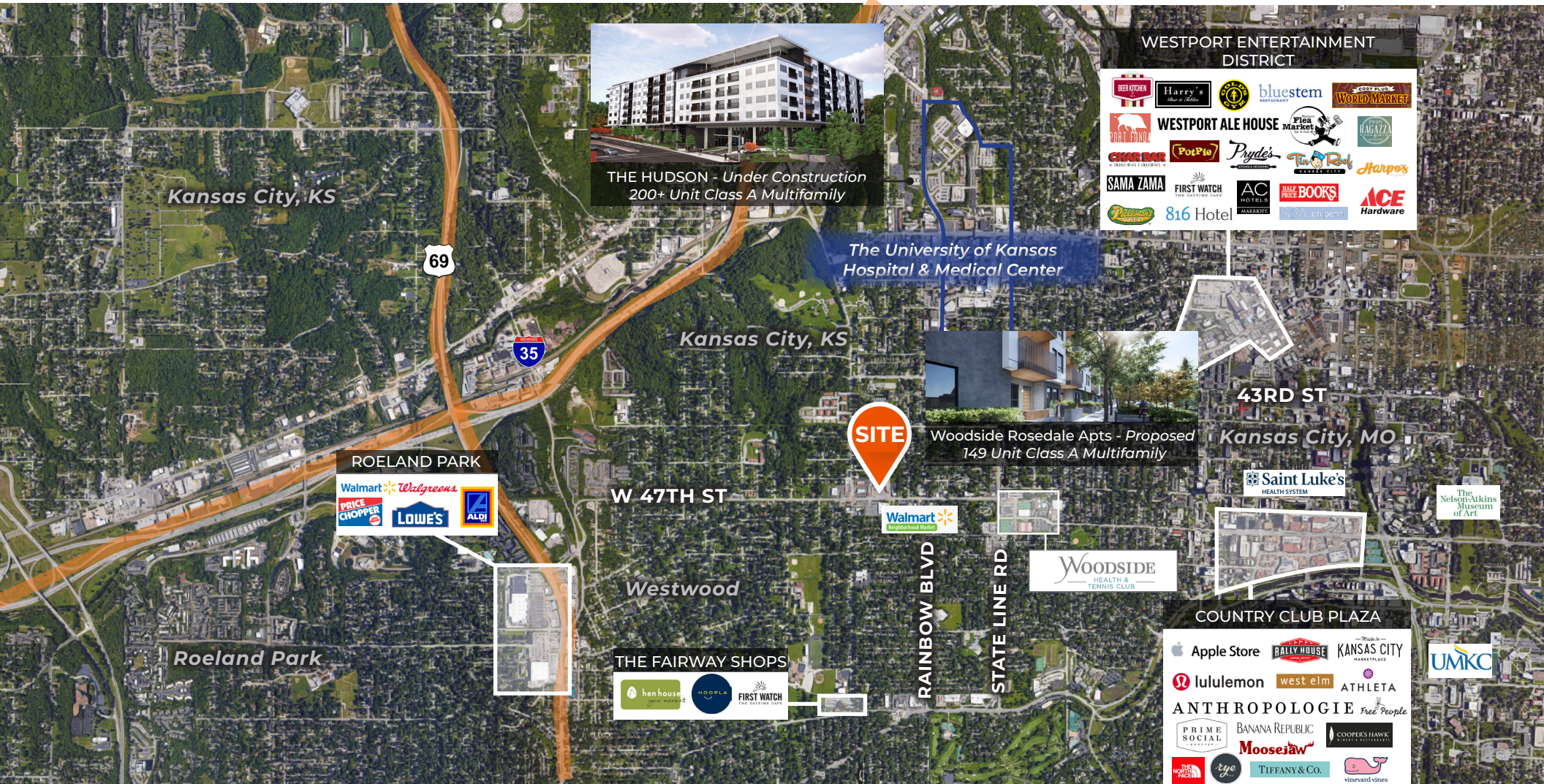
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