



2,000 SF
AVAILABLE

NOLAND VIEW RETAIL CENTER

3709 NOLAND RD • **RETAIL CENTER** • INDEPENDENCE, MO

CHASE GLAESER
816.268.9110 / cglaeser@lane4group.com

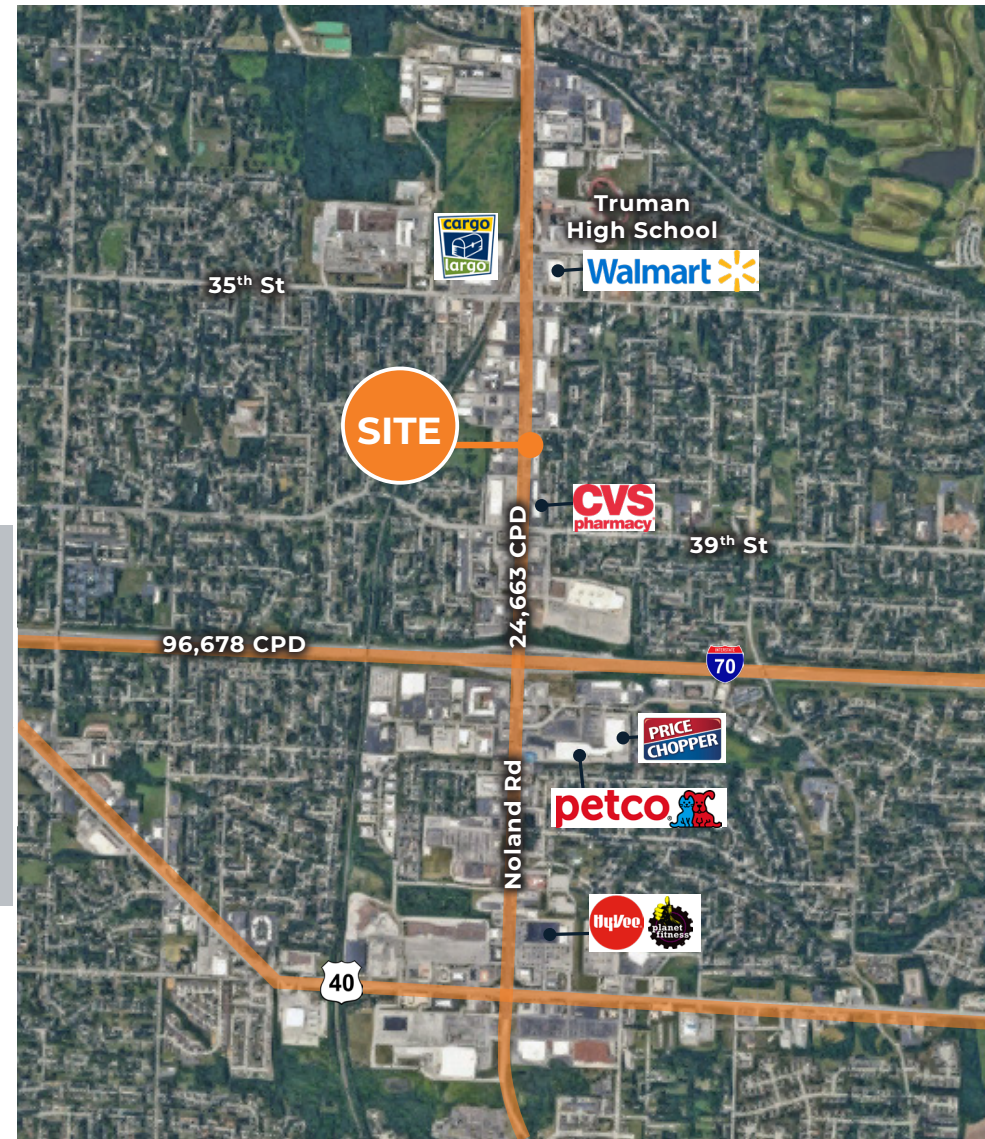
ANDREW SANDBURG
816.268.9111 / asandburg@lane4group.com

PROPERTY HIGHLIGHTS

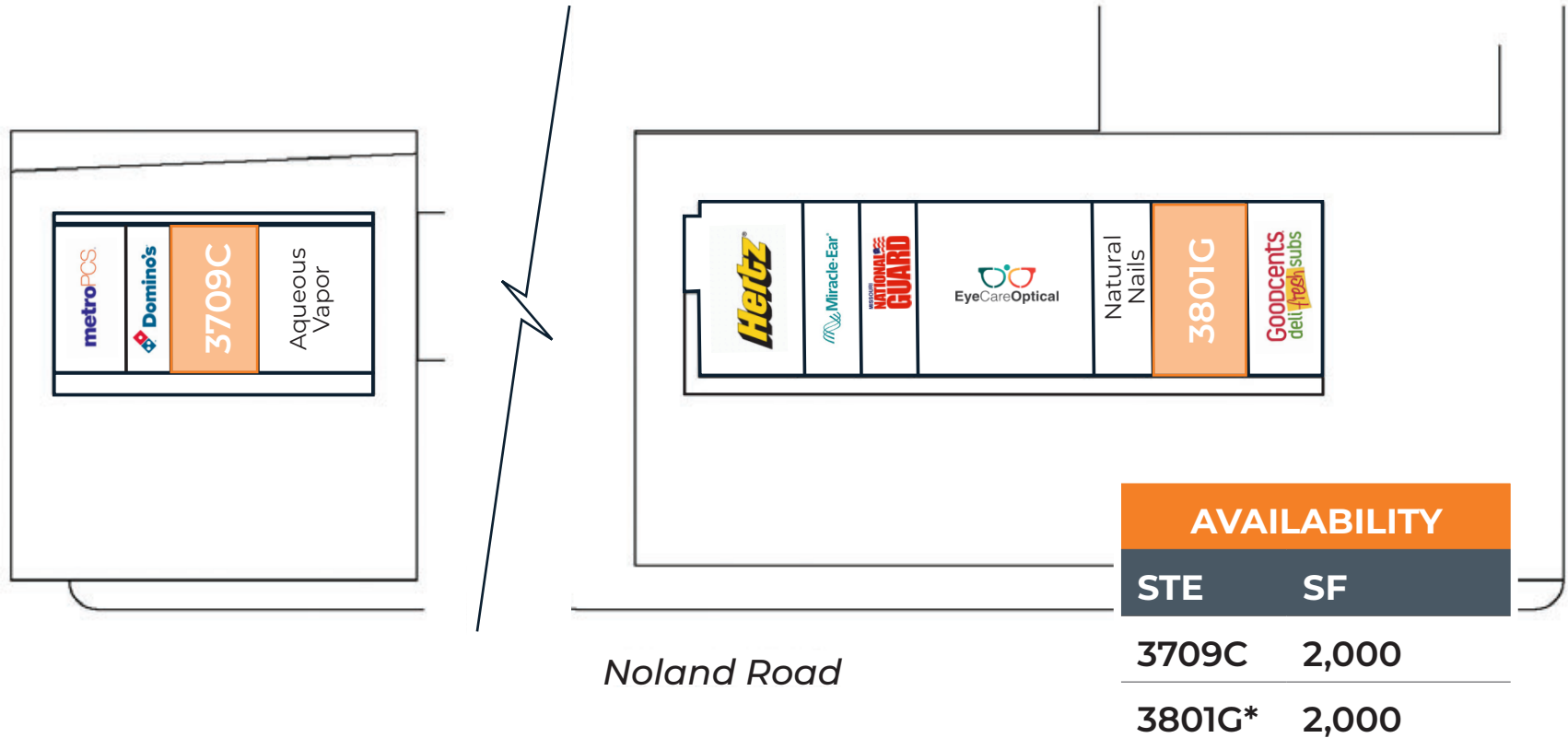
- **2,000 SF** available for lease
 - ◊ Join Goodcents, Miracle Ear, Eye Care Optical, and other service providers
- High visibility on Noland Rd with over over 24,600 CPD
- Located in Jackson County's premier retail corridor

DEMOGRAPHICS

	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS
POPULATION	9,868	78,354	158,503
AVG. HH INCOME	\$89,291	\$74,873	\$76,782
# OF BUSINESSES	420	2,279	4,478
# OF EMPLOYEES	5,906	26,417	56,857



SITE PLAN



*Suite is not available until 1/1/2024