

DEVELOPMENT OPPORTUNITY

Lee's Summit Hotel Site

NWC OF NE DOUGLAS STREET & NE VICTORIA DRIVE



PROPERTY FEATURES

- 2.36 acre hotel site
- New development immediately adjacent to Saint Luke's East Hospital
- Neighboring restaurant pad sites under contract
- Great visibility to 22,108 cars per day along Douglas Street

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LOTS FOR SALE

LOT 1	2.36 Acres - Rough grade with access and utilities to pad boundary
LOT 2	0.83 Acres
LOT 3	1.13 Acres
LOT 4	0.67 Acres

CLIMATE-CONTROLLED STORAGE



NE Victoria Drive

NE Douglas Street

22,108 CPD



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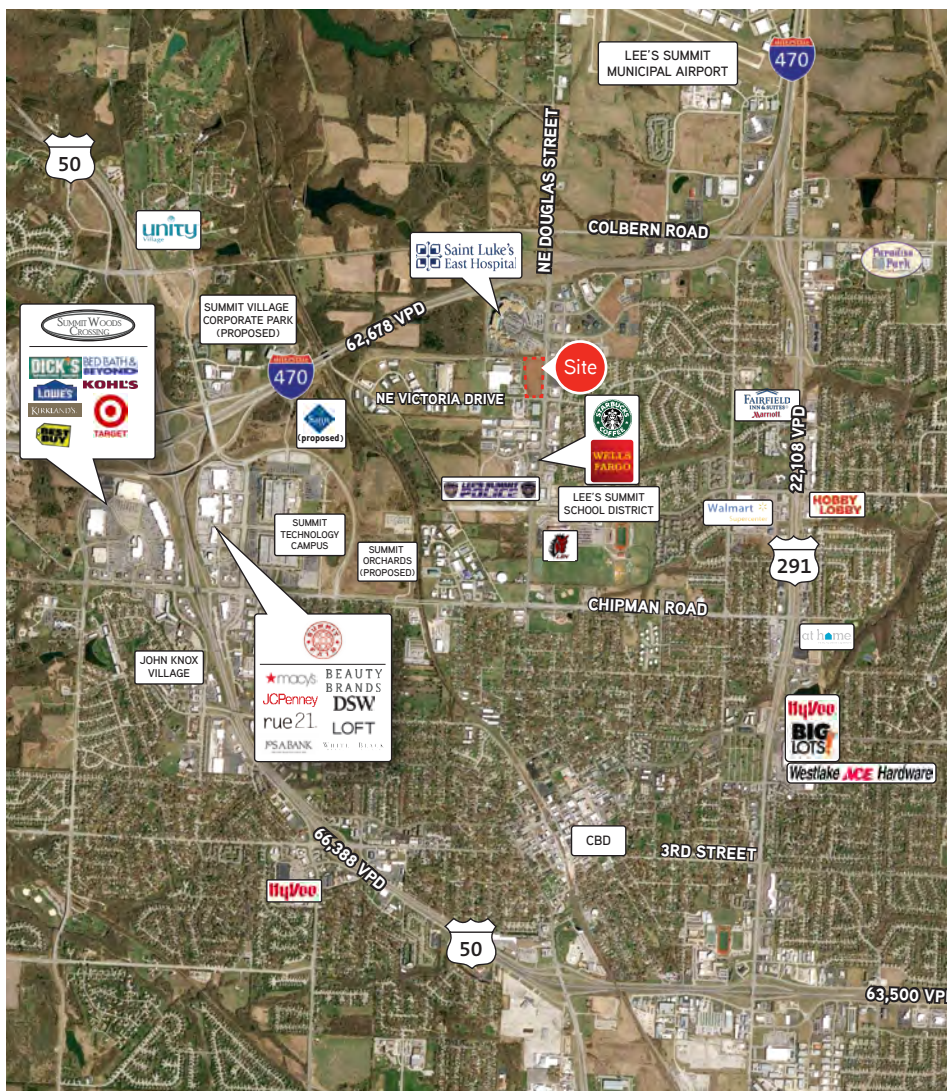
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DEMOGRAPHICS & EMPLOYERS

POPULATION	1-mile	3-mile	5-mile
2017 Est. Population	4,551	48,491	86,497
Est. Total Employee Population	7,914	39,506	50,281

INCOME	1-mile	3-mile	5-mile
2017 Est. Per Capita Income	\$33,144	\$33,736	\$36,798
2017 Est. Median Household Income	\$68,742	\$71,006	\$82,210



COMPANY	EMPLOYEES
Lee's Summit R-7	2,589
National Benefits Center (GEHA)	1,325
City of Lee's Summit	1,153
John Knox Village	1,025
Saint Luke's East Hospital	1,006
National Records Center (GEHA)	550
Metropolitan Community College - Longview	397
Truman Medical Center - Lakewood	383
Lee's Summit Medical Center	289
Unity Village	270

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