

Kearney St — 34,168 VPD

N Kansas Expy — 28,116 VPD

COMING SOON!

DOBBS
TIRE & AUTO CENTERS

Mister

GROUND LEASE | RETAIL
1502 W KEARNEY ST

SPRINGFIELD, MO 65803



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Property Features:

- 1.34 AC Available for Ground Lease
- Adjacent to new Dobbs Tire & Auto Coming Soon!
- Excellent Traffic Counts
- Located 1 Mile South of I-44
- Contact Broker for Pricing



| 1 MILE | |
|----------------|----------|
| Avg. HH Income | \$51,285 |
| Population | 8,098 |
| Households | 3,458 |

| 3 MILE | |
|----------------|----------|
| Avg. HH Income | \$57,664 |
| Population | 60,405 |
| Households | 25,854 |

| 5 MILE | |
|----------------|----------|
| Avg. HH Income | \$63,166 |
| Population | 119,915 |
| Households | 52,078 |



314.727.6664
SANSONEGROUP.COM

120 S. Central Ave. | Ste. 500 | St. Louis, MO 63105

The information contained herein is not warranted, although it has been obtained from the owner of the property or from other sources that we deem reliable. It is subject to change without notice. Seller and broker make no representation as to the environmental condition of the property and recommend purchaser's independent investigation.