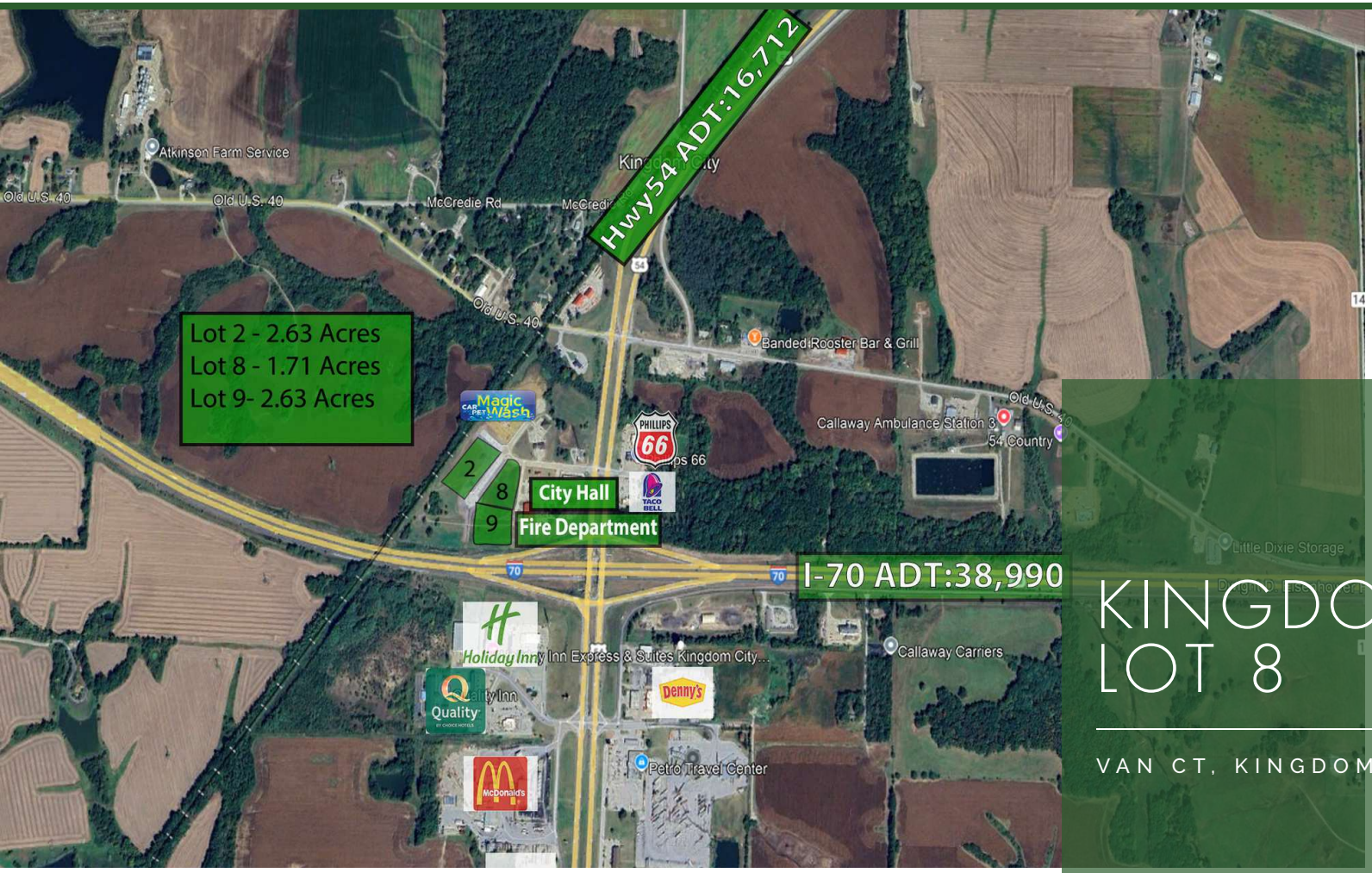
MALY
COMMERCIAL REALTY, INC

LAND FOR SALE



KINGDON CITY- LOT 8

VAN CT, KINGDOM CITY, MO 65262

MEL ZELENAK
MEL@MALYREALTY.COM
O: 573.443.3200
C: 573.999.3131

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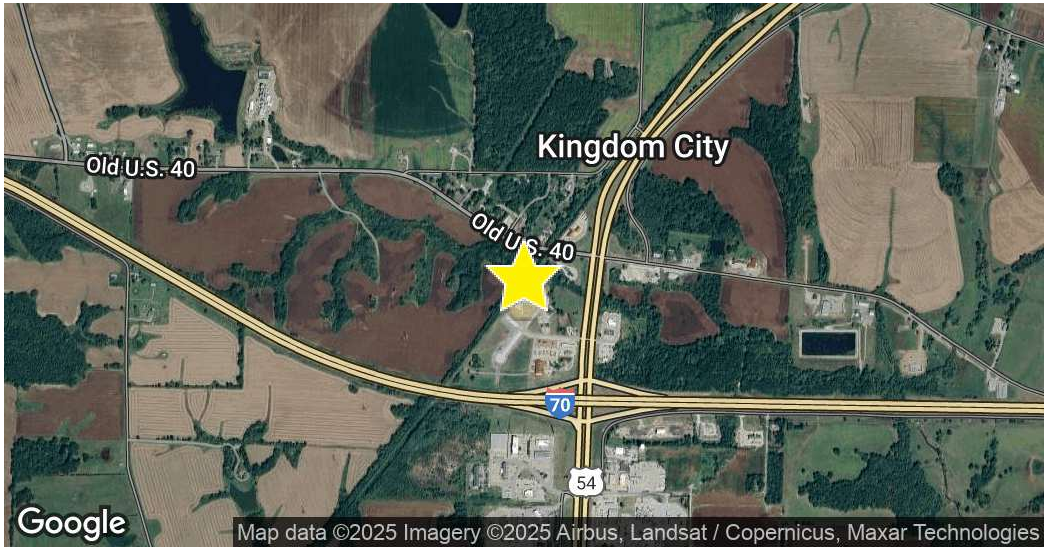

OFFERING SUMMARY

Sale Price:	$446,926
Lot Size:	1.71 Acres

PROPERTY OVERVIEW

Shovel ready pad site directly off Intestate 70 & Highway 54 in Kingdom City, MO. Site offers great visibility from the Interstate and easy access to Columbia, Mexico, and Fulton. Ideal location for hotel, QSR, or any retailer.

PROPERTY HIGHLIGHTS

- Shovel Ready Pad site
- Great visibility and easy access to Interstate 70
- Ideal location for Hotel, QSR, or Any Retailer

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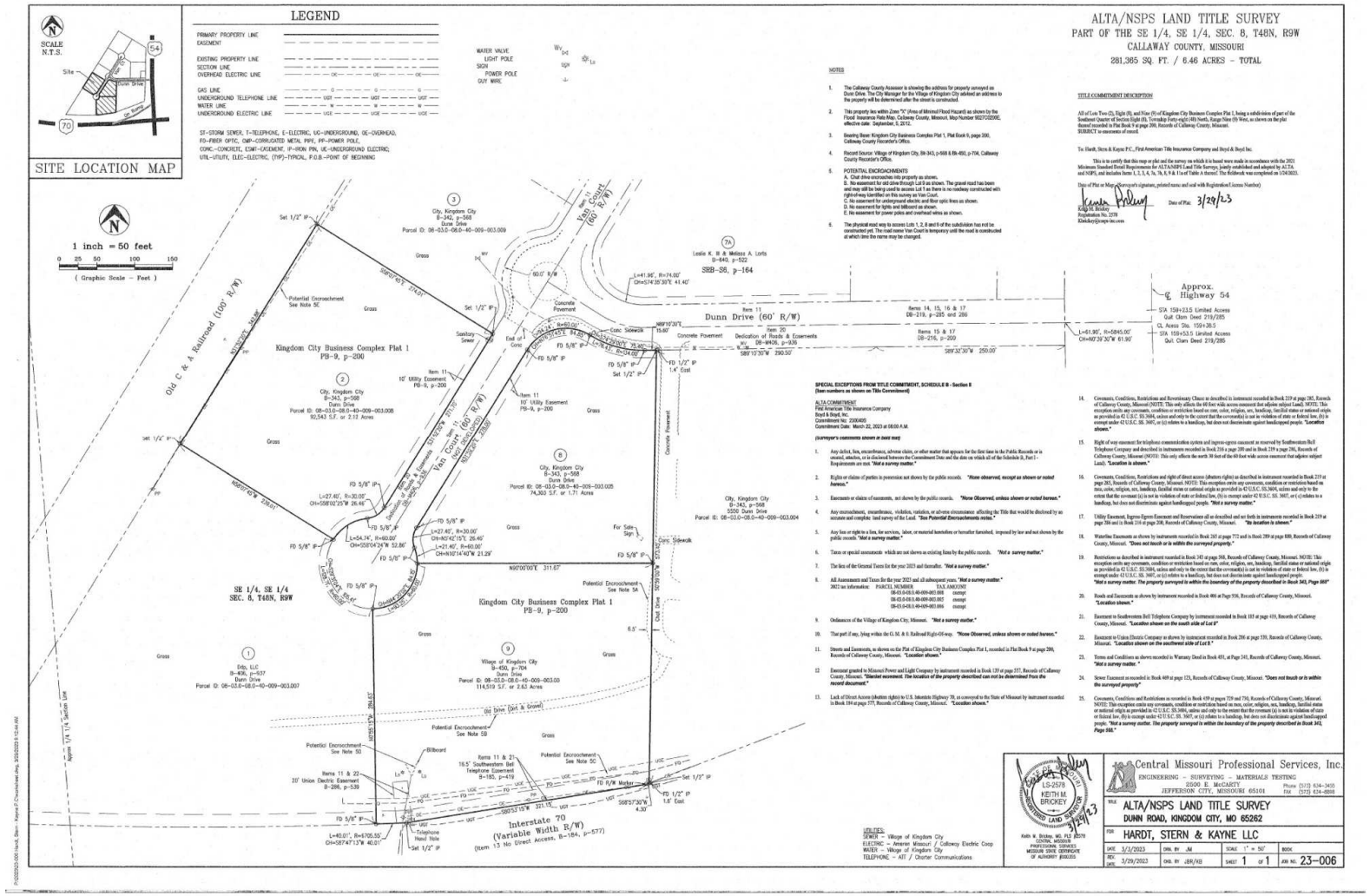

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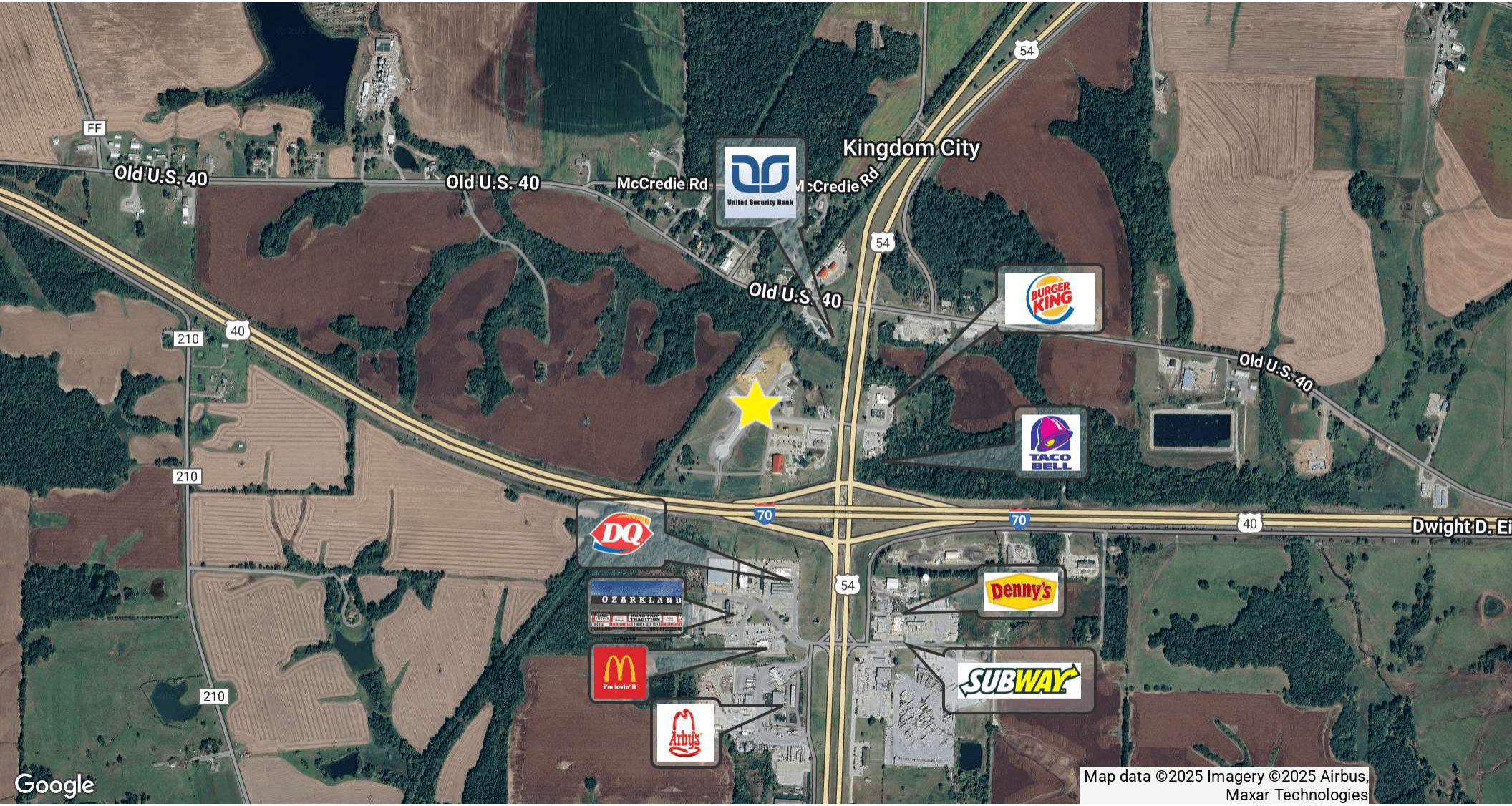

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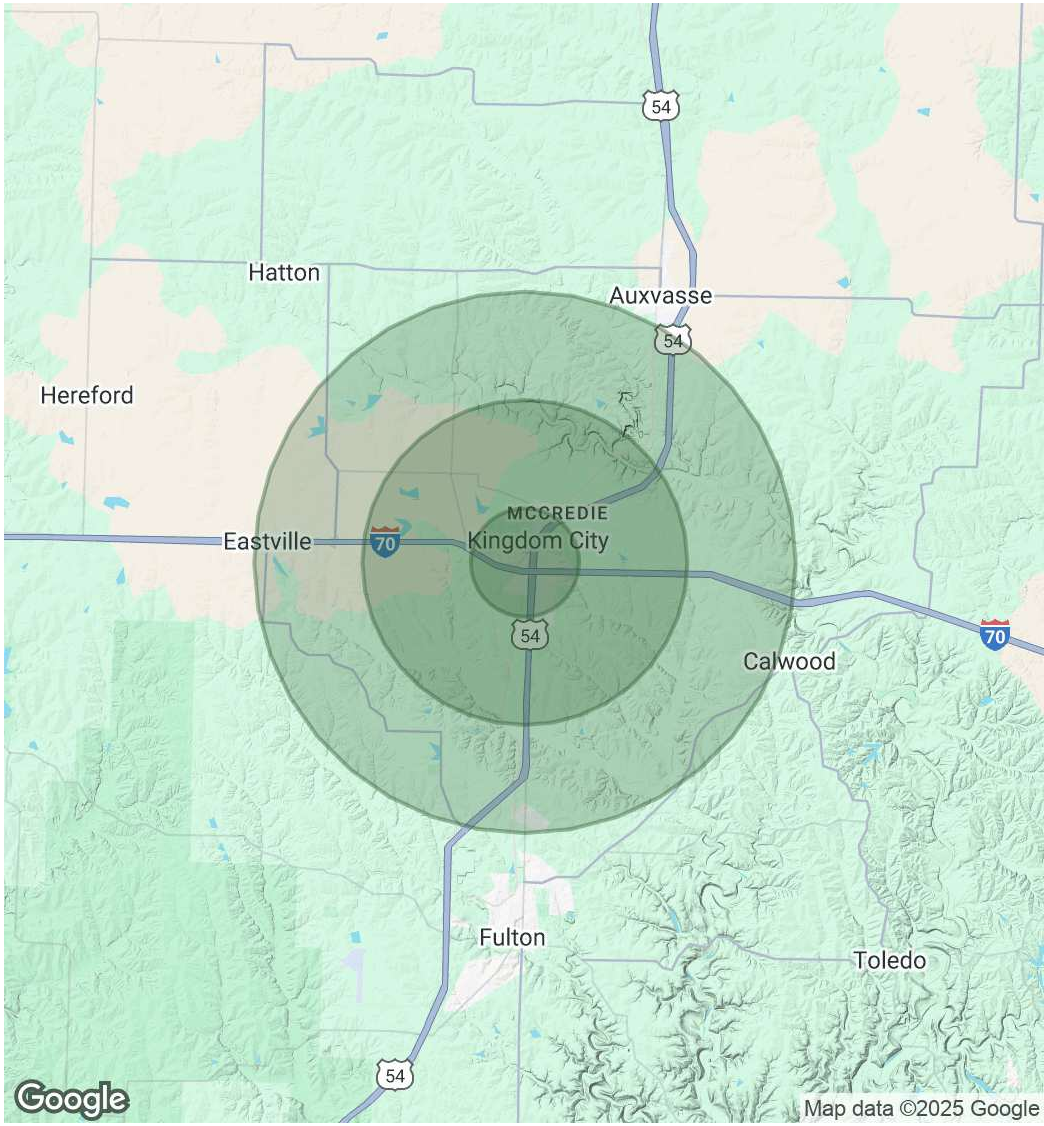
POPULATION	1 MILE	3 MILES	5 MILES
Total Population	123	654	2,958
Average Age	41	42	43
Average Age (Male)	41	42	42
Average Age (Female)	41	42	44

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	46	248	1,170
# of Persons per HH	2.7	2.6	2.5
Average HH Income	$94,782	$94,927	$91,372
Average House Value	$260,019	$269,664	$264,798

Demographics data derived from AlphaMap



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