BILL BEALL CO.
REAL ESTATE
COMMERCIAL · INDUSTRIAL

www.billbeall.com

1,750 SF - FOR LEASE

Kansas Station

3039 S. Kansas Expressway, Springfield, MO

HIGHLIGHTS

- 1,750 SF
- Could be combined with 3037 for a total of 3,500 SF
- Open Floor Plan
- Large Kitchen Area with Roll-Up Door
- Front Door Parking
- Zoned: General Retail
- CAM: +/- $3.35/ SF = $489.00 / Month
- Lease Rate: $10.00 / SF = $1,458.00 / Month
- Estimated Monthly Payment = $1,947.00

FOR ADDITIONAL INFORMATION CONTACT

Bill Beall Co., Inc.

2921 S. National Ave., Springfield, MO 65804

(417) 887-5535 email: beall@billbeall.com

Information furnished regarding property is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is submitted subject to errors, omissions, prior sale or lease or withdrawal, without notice.

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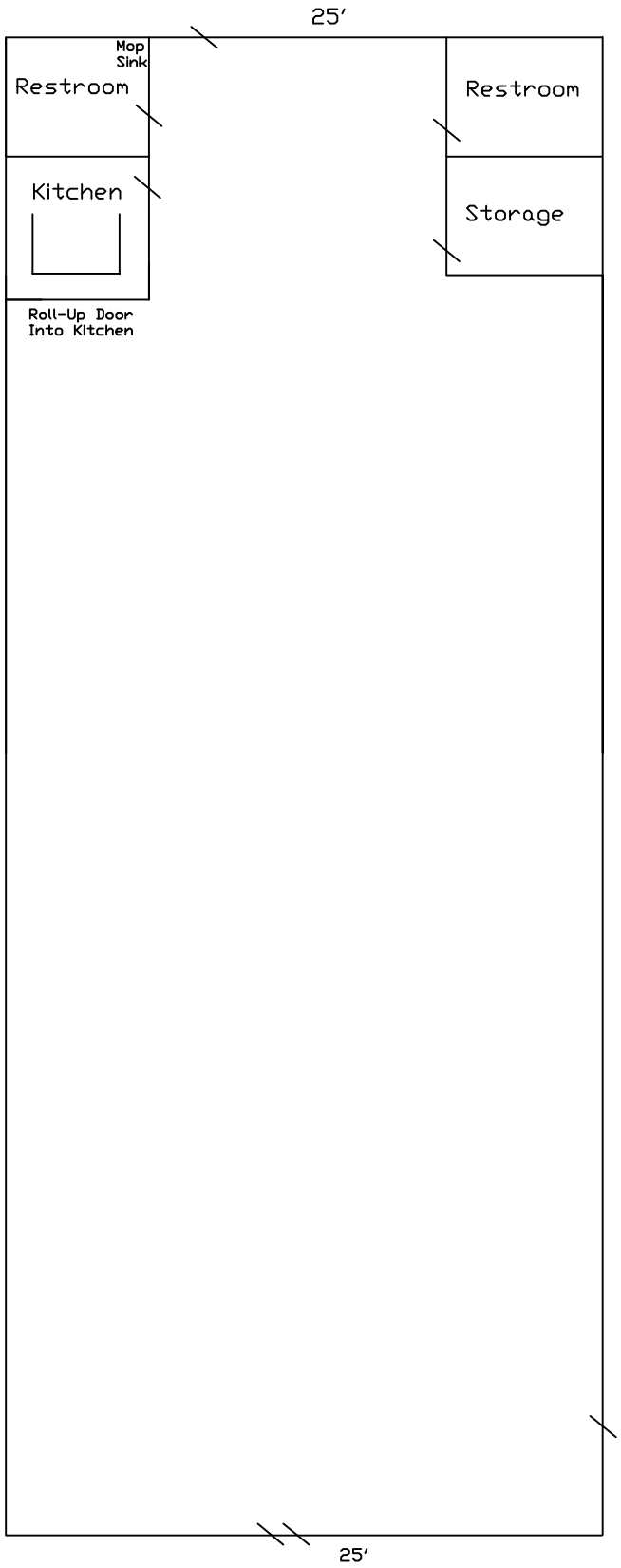
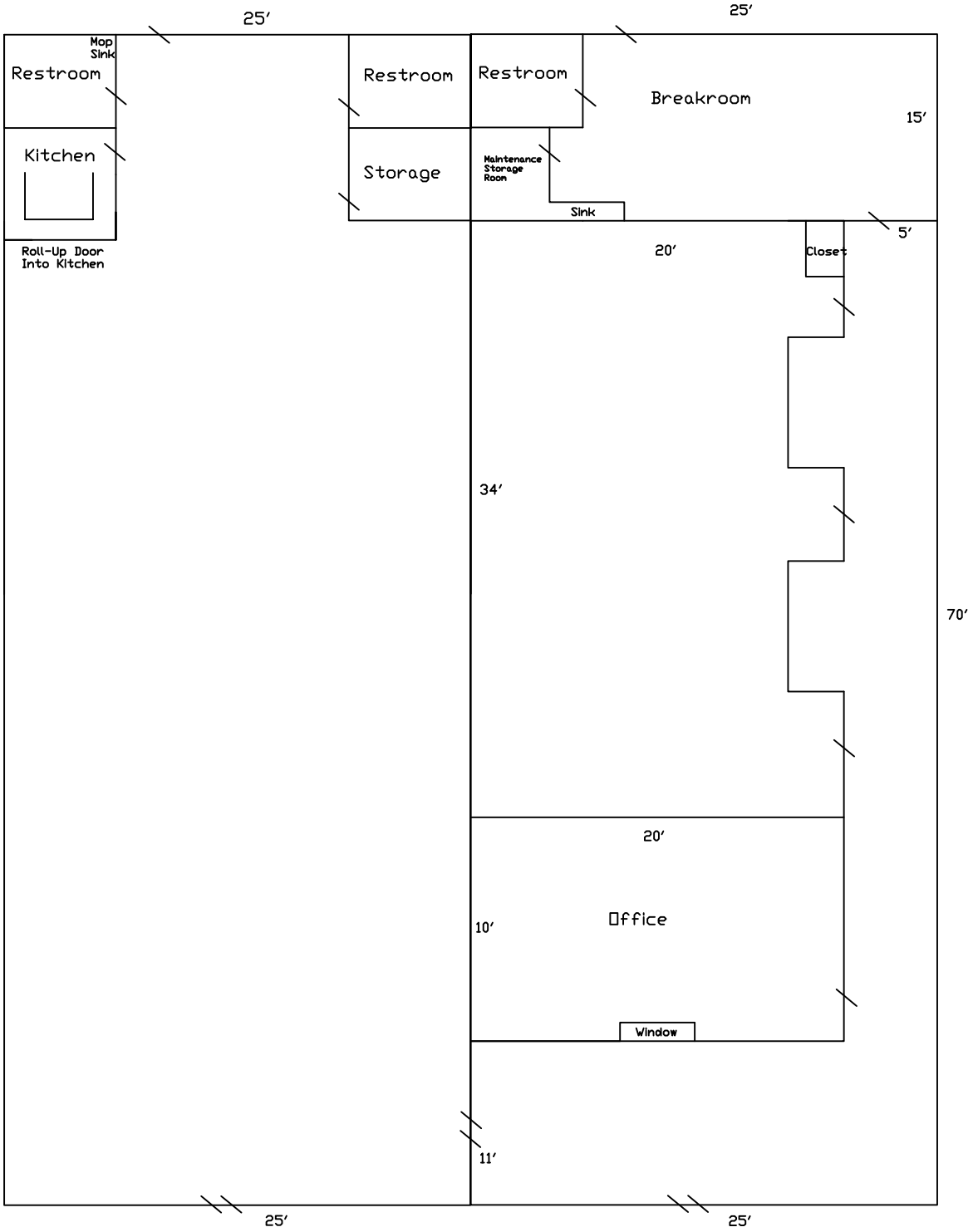


3039 S. Kansas Expressway



3039 S. Kansas Expressway

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Kansas Station

3039 S. Kansas Expressway, Springfield, MO

Traffic Counts:

Kansas Expressway N. of Battlefield = 36,770

Kansas Expressway S. of Battlefield = 31,039

Battlefield E. of Kansas Expressway = 27,941

Battlefield W. of Kansas Expressway = 27,466

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Business Summary

3009 S Kansas Expy, Springfield, Missouri, 65807
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 37.15954
Longitude: -93.31817

Data for all businesses in area	1 mile	3 miles	5 miles
Total Businesses:	450	3,924	8,415
Total Employees:	5,563	79,679	161,525
Total Residential Population:	9,317	77,645	172,343
Employee/Residential Population Ratio (per 100 Residents)	60	103	94

	Businesses		Employees		Businesses		Employees		Businesses		Employees	
by SIC Codes	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**	**Number**	**Percent**
Agriculture & Mining	8	1.8%	52	0.9%	71	1.8%	310	0.4%	151	1.8%	714	0.4%
Construction	30	6.7%	208	3.7%	187	4.8%	1,254	1.6%	445	5.3%	3,492	2.2%
Manufacturing	16	3.6%	271	4.9%	58	1.5%	1,631	2.0%	187	2.2%	6,263	3.9%
Transportation	7	1.6%	72	1.3%	79	2.0%	907	1.1%	162	1.9%	1,736	1.1%
Communication	2	0.4%	14	0.3%	54	1.4%	1,166	1.5%	97	1.2%	2,717	1.7%
Utility	2	0.4%	264	4.7%	7	0.2%	521	0.7%	18	0.2%	963	0.6%
Wholesale Trade	34	7.6%	768	13.8%	105	2.7%	1,863	2.3%	265	3.1%	4,816	3.0%
Retail Trade Summary	83	18.4%	1,336	24.0%	951	24.2%	17,484	21.9%	1,906	22.7%	29,607	18.3%
Home Improvement	4	0.9%	30	0.5%	28	0.7%	478	0.6%	71	0.8%	1,072	0.7%
General Merchandise Stores	2	0.4%	272	4.9%	53	1.4%	2,251	2.8%	104	1.2%	2,997	1.9%
Food Stores	10	2.2%	240	4.3%	90	2.3%	1,435	1.8%	171	2.0%	2,567	1.6%
Auto Dealers, Gas Stations, Auto Aftermarket	11	2.4%	70	1.3%	82	2.1%	1,736	2.2%	191	2.3%	3,402	2.1%
Apparel & Accessory Stores	4	0.9%	13	0.2%	89	2.3%	967	1.2%	148	1.8%	1,314	0.8%
Furniture & Home Furnishings	8	1.8%	63	1.1%	50	1.3%	425	0.5%	118	1.4%	958	0.6%
Eating & Drinking Places	17	3.8%	334	6.0%	291	7.4%	5,494	6.9%	601	7.1%	11,048	6.8%
Miscellaneous Retail	28	6.2%	314	5.6%	267	6.8%	4,699	5.9%	502	6.0%	6,249	3.9%
Finance, Insurance, Real Estate Summary	53	11.8%	399	7.2%	516	13.1%	4,409	5.5%	1,072	12.7%	8,763	5.4%
Banks, Savings & Lending Institutions	11	2.4%	159	2.9%	103	2.6%	1,261	1.6%	189	2.2%	2,211	1.4%
Securities Brokers	8	1.8%	24	0.4%	65	1.7%	315	0.4%	146	1.7%	978	0.6%
Insurance Carriers & Agents	9	2.0%	40	0.7%	139	3.5%	813	1.0%	276	3.3%	1,659	1.0%
Real Estate, Holding, Other Investment Offices	25	5.6%	176	3.2%	210	5.4%	2,020	2.5%	460	5.5%	3,915	2.4%
Services Summary	189	42.0%	2,007	36.1%	1,677	42.7%	48,722	61.1%	3,522	41.9%	95,542	59.1%
Hotels & Lodging	1	0.2%	7	0.1%	14	0.4%	210	0.3%	50	0.6%	680	0.4%
Automotive Services	11	2.4%	51	0.9%	73	1.9%	516	0.6%	188	2.2%	1,178	0.7%
Motion Pictures & Amusements	15	3.3%	79	1.4%	101	2.6%	940	1.2%	224	2.7%	3,535	2.2%
Health Services	26	5.8%	684	12.3%	378	9.6%	37,191	46.7%	559	6.6%	57,120	35.4%
Legal Services	7	1.6%	25	0.4%	69	1.8%	408	0.5%	196	2.3%	1,440	0.9%
Education Institutions & Libraries	3	0.7%	99	1.8%	56	1.4%	1,949	2.4%	170	2.0%	9,895	6.1%
Other Services	126	28.0%	1,062	19.1%	987	25.2%	7,508	9.4%	2,137	25.4%	21,694	13.4%
Government	4	0.9%	167	3.0%	31	0.8%	1,315	1.7%	147	1.7%	6,465	4.0%
Unclassified Establishments	22	4.9%	6	0.1%	187	4.8%	96	0.1%	444	5.3%	447	0.3%
Totals	450	100.0%	5,563	100.0%	3,924	100.0%	79,679	100.0%	8,415	100.0%	161,525	100.0%

Source: Copyright 2020 Infogroup, Inc. All rights reserved. Esri Total Residential Population forecasts for 2020.
Date Note: Data on the Business Summary report is calculated using **Esri's Data allocation method** which uses census block groups to allocate business summary data to custom areas.

April 07, 2021

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Business Summary

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Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 37.15954
Longitude: -93.31817

by NAICS Codes	Businesses Number	Businesses Percent	Employees Number	Employees Percent	Businesses Number	Businesses Percent	Employees Number	Employees Percent	Businesses Number	Businesses Percent	Employees Number	Employees Percent
Agriculture, Forestry, Fishing & Hunting	2	0.4%	2	0.0%	12	0.3%	29	0.0%	21	0.2%	53	0.0%
Mining	0	0.0%	0	0.0%	2	0.1%	6	0.0%	4	0.0%	26	0.0%
Utilities	2	0.4%	264	4.7%	2	0.1%	340	0.4%	6	0.1%	449	0.3%
Construction	33	7.3%	214	3.8%	211	5.4%	1,369	1.7%	493	5.9%	3,864	2.4%
Manufacturing	20	4.4%	336	6.0%	70	1.8%	1,777	2.2%	227	2.7%	6,463	4.0%
Wholesale Trade	33	7.3%	763	13.7%	102	2.6%	1,835	2.3%	255	3.0%	4,751	2.9%
Retail Trade	58	12.9%	964	17.3%	629	16.0%	11,747	14.7%	1,245	14.8%	17,858	11.1%
Motor Vehicle & Parts Dealers	5	1.1%	46	0.8%	64	1.6%	1,651	2.1%	156	1.9%	3,217	2.0%
Furniture & Home Furnishings Stores	4	0.9%	30	0.5%	29	0.7%	262	0.3%	68	0.8%	540	0.3%
Electronics & Appliance Stores	3	0.7%	19	0.3%	20	0.5%	131	0.2%	44	0.5%	364	0.2%
Bldg Material & Garden Equipment & Supplies Dealers	4	0.9%	30	0.5%	27	0.7%	460	0.6%	70	0.8%	1,073	0.7%
Food & Beverage Stores	5	1.1%	223	4.0%	58	1.5%	1,147	1.4%	122	1.4%	1,924	1.2%
Health & Personal Care Stores	8	1.8%	148	2.7%	80	2.0%	1,145	1.4%	120	1.4%	1,526	0.9%
Gasoline Stations	5	1.1%	24	0.4%	18	0.5%	84	0.1%	35	0.4%	185	0.1%
Clothing & Clothing Accessories Stores	4	0.9%	14	0.3%	106	2.7%	1,045	1.3%	175	2.1%	1,442	0.9%
Sport Goods, Hobby, Book, & Music Stores	4	0.9%	19	0.3%	51	1.3%	2,792	3.5%	93	1.1%	3,250	2.0%
General Merchandise Stores	2	0.4%	272	4.9%	53	1.4%	2,251	2.8%	104	1.2%	2,997	1.9%
Miscellaneous Store Retailers	11	2.4%	117	2.1%	102	2.6%	748	0.9%	208	2.5%	1,170	0.7%
Nonstore Retailers	2	0.4%	22	0.4%	22	0.6%	30	0.0%	50	0.6%	170	0.1%
Transportation & Warehousing	5	1.1%	67	1.2%	47	1.2%	568	0.7%	101	1.2%	1,249	0.8%
Information	9	2.0%	108	1.9%	90	2.3%	1,672	2.1%	196	2.3%	4,316	2.7%
Finance & Insurance	30	6.7%	230	4.1%	312	8.0%	2,415	3.0%	622	7.4%	4,888	3.0%
Central Bank/Credit Intermediation & Related Activities	13	2.9%	167	3.0%	103	2.6%	1,238	1.6%	191	2.3%	2,190	1.4%
Securities, Commodity Contracts & Other Financial	8	1.8%	24	0.4%	69	1.8%	365	0.5%	154	1.8%	1,039	0.6%
Insurance Carriers & Related Activities; Funds, Trusts &	9	2.0%	40	0.7%	139	3.5%	813	1.0%	276	3.3%	1,659	1.0%
Real Estate, Rental & Leasing	28	6.2%	146	2.6%	245	6.2%	1,619	2.0%	511	6.1%	3,398	2.1%
Professional, Scientific & Tech Services	51	11.3%	397	7.1%	379	9.7%	2,643	3.3%	900	10.7%	7,131	4.4%
Legal Services	9	2.0%	58	1.0%	79	2.0%	524	0.7%	214	2.5%	1,600	1.0%
Management of Companies & Enterprises	0	0.0%	0	0.0%	9	0.2%	425	0.5%	17	0.2%	541	0.3%
Administrative & Support & Waste Management & Remediation	17	3.8%	121	2.2%	154	3.9%	1,179	1.5%	337	4.0%	3,266	2.0%
Educational Services	9	2.0%	123	2.2%	78	2.0%	1,838	2.3%	210	2.5%	9,599	5.9%
Health Care & Social Assistance	37	8.2%	936	16.8%	474	12.1%	39,017	49.0%	759	9.0%	60,408	37.4%
Arts, Entertainment & Recreation	7	1.6%	43	0.8%	69	1.8%	937	1.2%	156	1.9%	3,357	2.1%
Accommodation & Food Services	18	4.0%	344	6.2%	316	8.1%	5,842	7.3%	665	7.9%	11,902	7.4%
Accommodation	1	0.2%	7	0.1%	14	0.4%	210	0.3%	50	0.6%	680	0.4%
Food Services & Drinking Places	18	4.0%	337	6.1%	302	7.7%	5,632	7.1%	615	7.3%	11,222	6.9%
Other Services (except Public Administration)	64	14.2%	332	6.0%	504	12.8%	3,004	3.8%	1,096	13.0%	11,091	6.9%
Automotive Repair & Maintenance	11	2.4%	51	0.9%	58	1.5%	416	0.5%	156	1.9%	1,017	0.6%
Public Administration	4	0.9%	167	3.0%	32	0.8%	1,320	1.7%	148	1.8%	6,470	4.0%
Unclassified Establishments	22	4.9%	6	0.1%	187	4.8%	96	0.1%	444	5.3%	447	0.3%
Total	450	100.0%	5,563	100.0%	3,924	100.0%	79,679	100.0%	8,415	100.0%	161,525	100.0%

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