

610 S COMMERCIAL ST
Harrisonville, MO 64701



The
Carrington
Company

JON PALSHA

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6,895 SF
FOR LEASE

PROPERTY SUMMARY

610 S Commercial St, Harrisonville, MO 64701

This 6,895 SF freestanding retail building sits on approximately 0.79 acres with 32 on-site parking spaces and is strategically positioned as an outparcel to the Price Chopper-anchored shopping center just off Interstate 49. With excellent visibility and access along South Commercial Street, the property sits within Harrisonville's dominant retail corridor drawing from Cass County and the surrounding trade area.

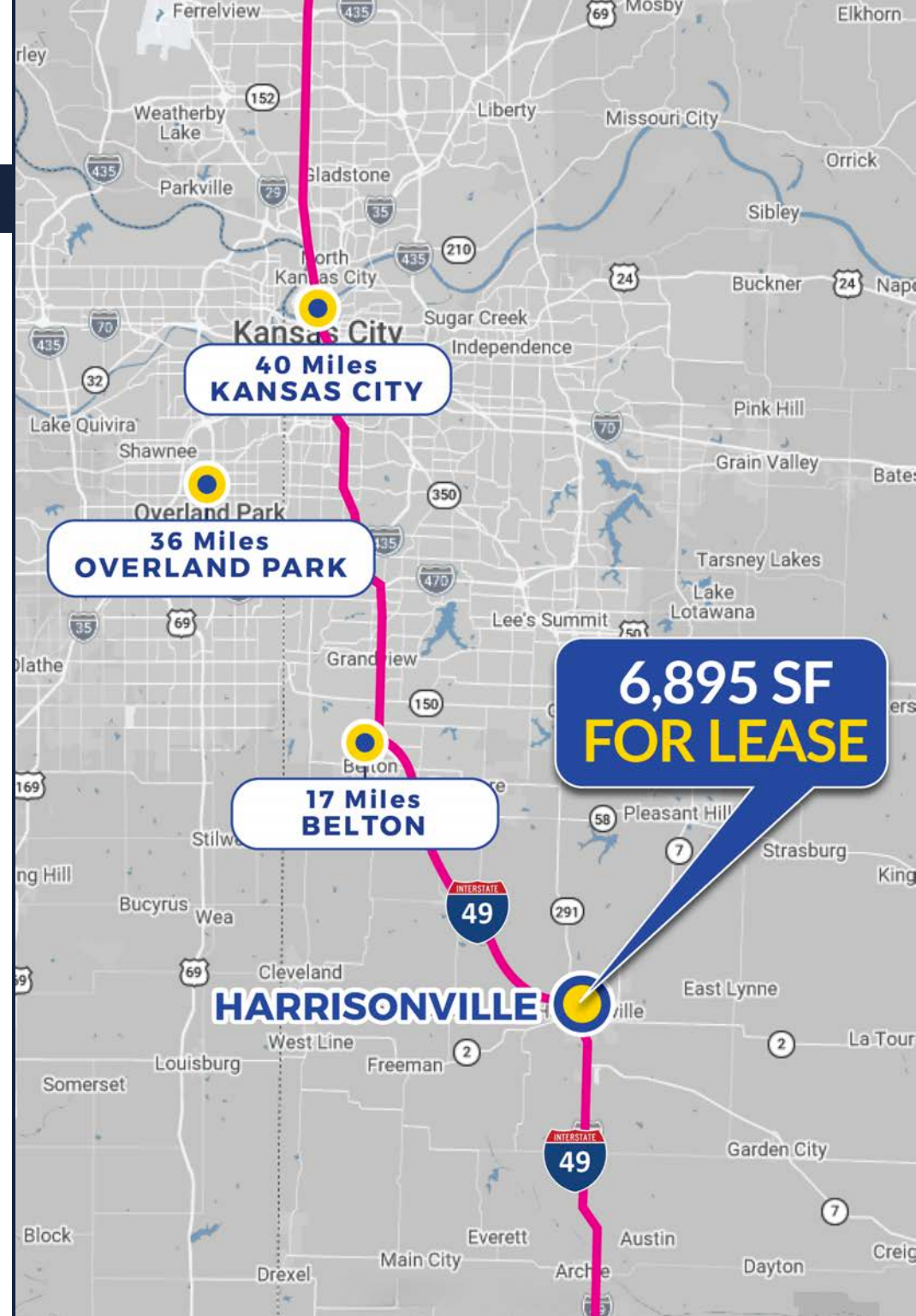
Surrounded by established national and regional retailers including Price Chopper, ALDI, Walgreens, CVS, Sutherlands, Verizon, Burger King, Papa Murphy's and Dairy Queen, the site benefits from strong co-tenancy and consistent traffic. Built in 2013, the modern building offers a wide-open, flexible layout well suited to a range of retail and service uses.

Availability

- ▶ Total available square footage: 6,895 SF

Location Features

- ▶ Fully built-out with a wide-open, flexible layout
- ▶ Rear loading with roll-up door
- ▶ Two (2) finished restrooms
- ▶ Monument signage
- ▶ Ample on-site parking (32 spaces)
- ▶ Outparcel to a Price Chopper-anchored shopping center
- ▶ Excellent access & visibility just off Interstate 49 along S. Commercial St



Exterior Photos



Interior Photos





S COMMERCIAL STREET



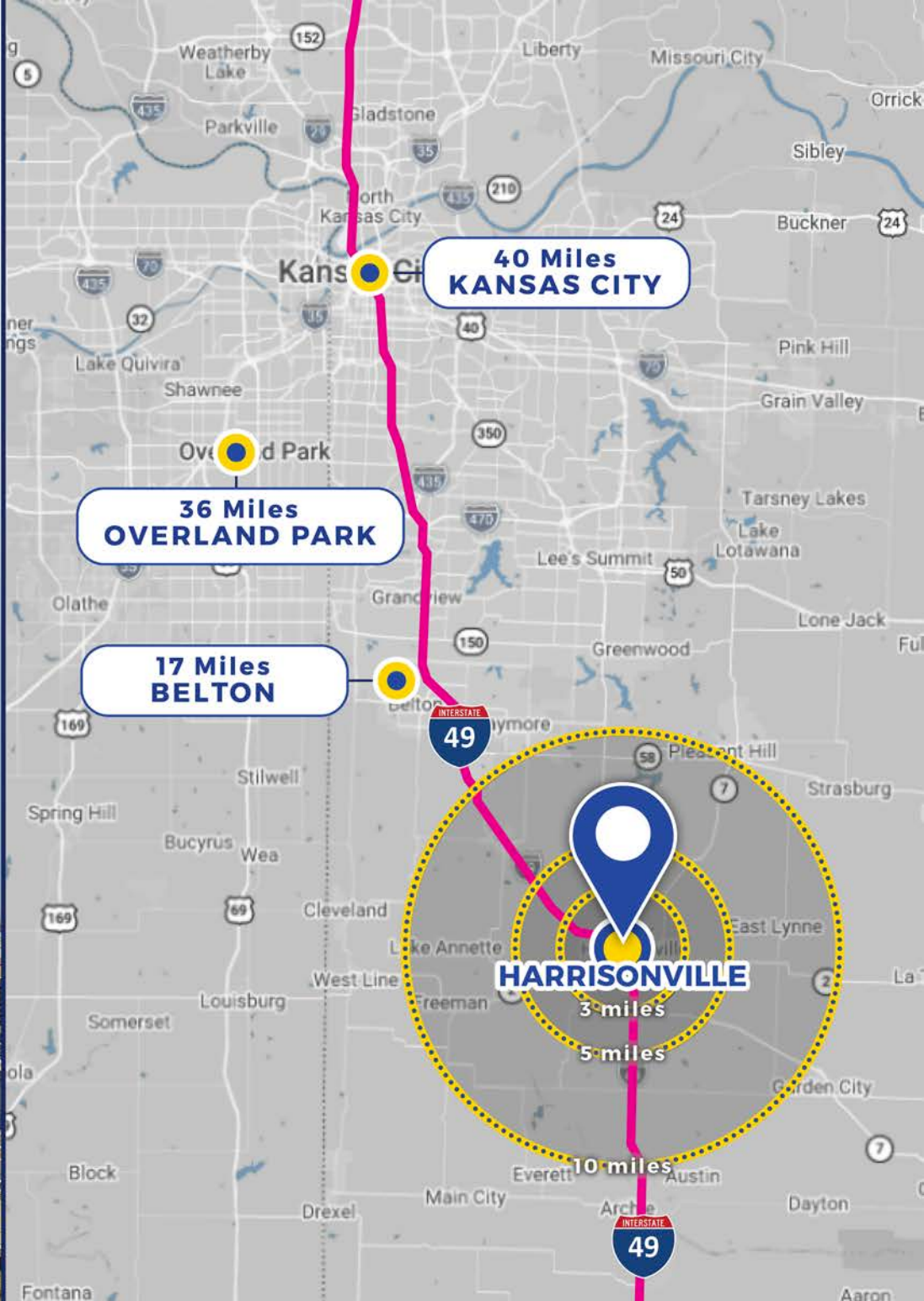
SITE MAP

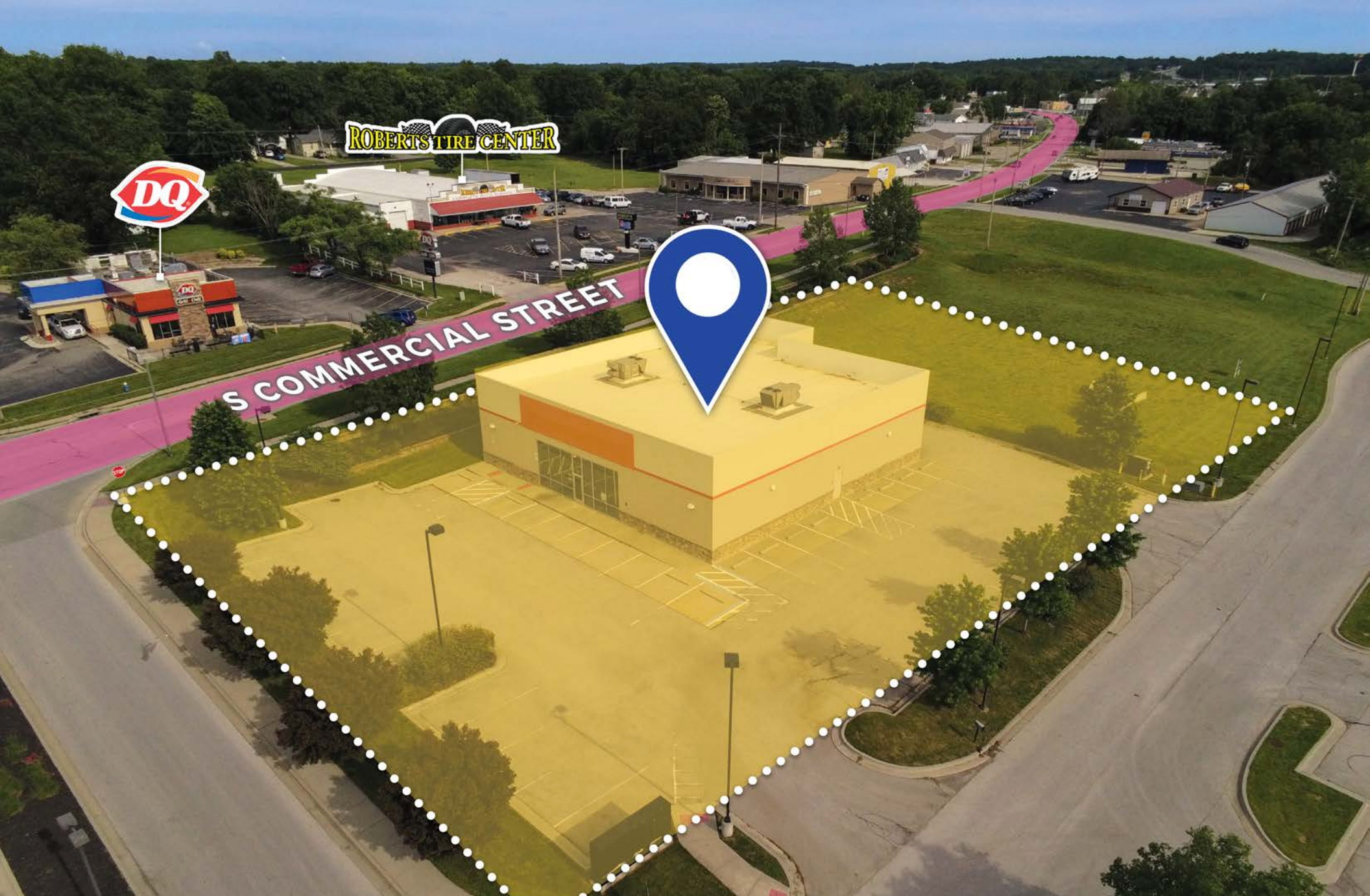


DEMOGRAPHICS

2024 SUMMARY	3 MILES	5 MILES	10 MILES
POPULATION	9,855	13,190	32,636
HOUSEHOLDS	3,596	4,857	11,853
AVG HOUSEHOLD INCOME	\$83,669	\$90,952	\$105,041
MEDIAN HOUSEHOLD INCOME	\$74,235	\$82,414	\$96,964

Source: U.S. Census ACS 5-year (2020–2024). Radii measured from the subject property.





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