

# NORTH CASS SHOPPING CENTER

1813-1823 E. US 58 HIGHWAY  
 SWC I-49 & 58 HIGHWAYS  
 BELTON, MISSOURI 64012



RETAIL FOR LEASE | FORMER PRICE CHOPPER AVAILABLE 44,257± SF



ZONING Retail

LEASE TYPE NNN

### BUILDING FEATURES

- 1813 & 1815 E. North Ave/MO 58 Hwy - 1,560 SF each available
- Spaces can be leased together or separately
- Great signage and highway visibility
- Easy ingress and egress
- Over 75,000 cars pass this site each day
- Join Westlake Hardware, Rent-A-Center, Payless Shoesource, Hallmark Gold Crown, Discount Liquor & Tobacco, H&R Block, The Money Stop, Hancock Fabrics, Furniture Deals, Blockbuster Video, Sheridan's Frozen Custard, McDonald's and more!

### DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	6,011	37,594	61,793
HH Income	\$58,848	\$61,455	\$66,205

FOR MORE INFORMATION, PLEASE CONTACT:

**JOHN EVANS**  
 Retail Brokerage  
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**KESSINGER/HUNTER & COMPANY, LC**  
 2600 Grand Boulevard, Suite 700  
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 (816) 842-2690  
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