



LAND SITE

PROPERTY DESCRIPTION

Site Name: Hightower Property

Date Available: Now

Street Address: 69 Hwy & Jesse James

City: Excelsior Springs County: Clay State: Missouri

Available Acres: 13.5 Total Acres: 13.5

Zoning: C3

Railroad:

Commute time in minutes to: K.C. Downtown - 30 min. K.C. International Airport - 30 min.

<u>UTILITY DATA</u>	<u>SIZE (inches)</u>	<u>LOCATION</u>	<u>SUPPLIER</u>
Water	8	69 Hwy & Jesse James	City of Excelsior Springs
Sewer	8	Adjacent	City of Excelsior Springs
Gas			Missouri Gas Energy
Electricity	12.5 KV, 3 Phase 34.5 KV Available	69 Hwy	Ameren UE

Telephone service: Southwestern Bell

Fire insurance class: 5

Comments:

PRICE INFORMATION

Industrial acreage from \$/sq. ft.

Office acreage from \$/sq. ft. 1.35

Located in an Enterprise Zone. Yes

FOR MORE DETAILS ON THIS PROPERTY CONTACT:

Debbie Kimsey
City of Excelsior Springs
201 E Broadway
Excelsior Springs, MO 64024
816-630-0761
Fax: 816-630-8901