

Watts Mill Plaza

1020-1236 West 103rd Street | Kansas City, MO 64114

Jackson County

Kansas City, MO-KS

161,717 Sq Ft

38.9435, -94.6058



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------|-----------|-----------|-----------|
| Population | 8,047 | 67,574 | 199,792 |
| Daytime Pop. | 9,473 | 104,913 | 260,052 |
| Households | 4,061 | 30,645 | 88,642 |
| Income | \$129,201 | \$150,194 | \$143,381 |

Source: Synergos Technologies, Inc. 2024

Anchored by 66,947 Sq Ft Price Chopper, with a strong lineup of national & local restaurants and service-related tenants

Surrounded by an affluent and highly educated population with an average household income of \$140K+, and 60% holding a college degree within 3 miles

Strong daytime population of 106K+ within a 3-mile radius

High visibility from 30K+ vehicles daily on State Line Rd, 15K+ on W 103 St, and located just north of I-435 with 77K+ vehicles daily, offering direct access to all metro areas (Kalibrate 2022, 2019)



Watts Mill Plaza

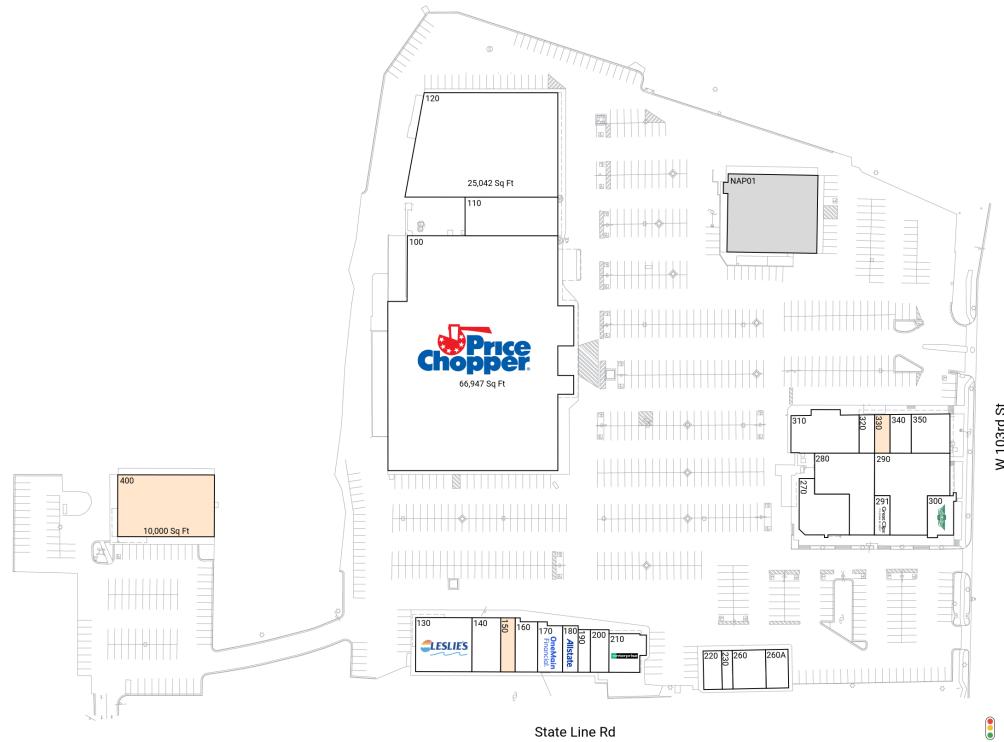
Jackson County

Kansas City, MO-KS

161,717 Sq Ft

1020-1236 West 103rd Street | Kansas City, MO 64114

38.9435, -94.6058



Available Spaces

| | | | | |
|-----|-------------|------|-----|--------------|
| 150 | 1,400 Sq Ft | 360° | 400 | 10,000 Sq Ft |
| 330 | 1,000 Sq Ft | 360° | | |

Current Tenants

Space size listed in square feet

| | | |
|------|--------------------------------|--------|
| 100 | Price Chopper | 66,947 |
| 110 | KC Looks Salon and Day Spa | 6,000 |
| 120 | Fowling Warehouse | 25,042 |
| 130 | Leslie's Pool Supplies | 5,110 |
| 140 | Novack Vision Care | 2,600 |
| 160 | Uniforms & More and Geno's Sho | 1,755 |
| 170 | OneMain Financial | 2,045 |
| 180 | Allstate Insurance | 1,200 |
| 190 | Anessong African Hair Braiding | 853 |
| 200 | Legends Foot Spa | 1,320 |
| 210 | Enterprise Rent-A-Car | 2,200 |
| 220 | Dr. William Ledford, Dds | 1,200 |
| 230 | Johnny's Hairstyling | 700 |
| 260 | Happy Dragon | 2,150 |
| 260A | The Bad Cat | 1,450 |
| 270 | Southside Bar & Grille | 3,600 |
| 280 | The Comedy Club Kansas City | 6,875 |
| 290 | Exclusive Jerk Bar and Grill | 6,525 |
| 291 | Great Clips | 1,075 |
| 300 | Wingstop | 1,650 |
| 310 | Mexico Lindo KC | 4,145 |
| 320 | L&A Nails | 1,000 |
| 340 | Royal Tobacco | 1,375 |
| 350 | Cozy Thai | 2,500 |
| | NAP01 NAP | 0 |

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

4143

