



ECHO HILLS DEVELOPMENT

FOR SALE 53RD ST. N. & I-135, PARK CITY, KS 67219

AVAILABLE LOT SIZES

54,642 SF up to 80,232 SF

SALE PRICE

Contact Broker

EST. POPULATION*

2040 Wichita MSA: 750,166
2040 Sedgwick County: 605,262
2035 City of Wichita: 429,380

TRAFFIC COUNTS

Approx. 60,231 VPD
@ I-135 & 53rd St. North

*Source: Greater Wichita Partnership

PROPERTY HIGHLIGHTS

- Echo Hills Commercial Development is a planned regional retail development located one mile north of the arterial exchanges of I-135, I-235, K-96, and K-254 allowing for a quick 12-minute drive to downtown Wichita. The area is a hotbed of growth with the \$519 million adjacent Champtown development underway which will include a world-class aquarium, luxury hotels, and eight youth baseball fields. The property will also benefit from traffic to and from Gilley's Saloon & Dance Hall, a gambling and entertainment venue featuring 1,000 historical horse racing machines, live music, Golden Circle sports bar, barbecue, and more.
- Echo Hills is the redevelopment of the former Echo Hills Golf Course which is approx. 87 acres.
- This infill site is uniquely located to be the premier retail location in the underserved north central quadrant of the Wichita MSA.
- The site has outstanding highway visibility and high traffic count volume.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	1,429	20,171	78,470
AVG. HH INCOME	\$89,996	\$102,456	\$88,625
MEDIAN AGE	39.7	36.7	34.6

5 Miles	0.9 Miles
1.2 Miles	5 Miles
6.7 Miles	1.2 Miles

ECHO HILLS DEVELOPMENT

FOR SALE 53RD ST. N. & I-135, PARK CITY, KS 67219

WEIGAND
COMMERCIAL

SITE PLAN



All information furnished regarding property for sale, lease, exchange or financing is from sources deemed reliable but no guarantee is made or responsibility assumed as to its accuracy or completeness and you are advised to make your own analysis and verification. Agent hereby notifies prospective buyer/lessee that (a) Agent will be acting as a designated agent of seller/lessor with the duty to represent seller/lessor's interest; and (b) Information given to Agent will be disclosed to seller/lessor.



Mike Loveland, CCIM, MBA | 316-292-3915 | mloveland@weigand.com

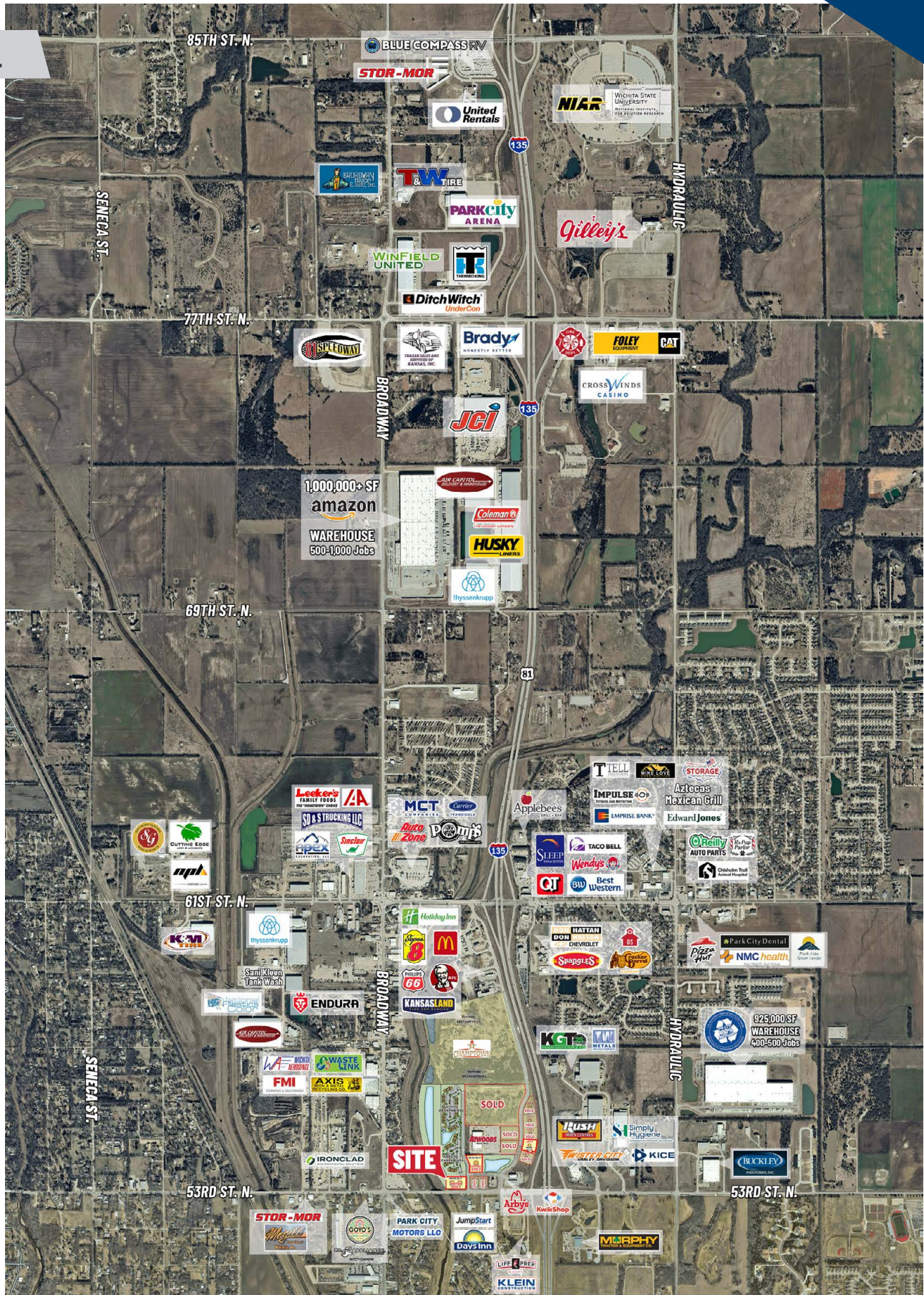
Weigand Real Estate - Commercial
Office: 316-262-6400
Weigand.com

ECHO HILLS DEVELOPMENT

FOR SALE 53RD ST. N. & I-135, PARK CITY, KS 67219

WEIGAND
COMMERCIAL

AERIAL



Mike Loveland, CCIM, MBA | 316-292-3915 | mloveland@weigand.com

Weigand Real Estate - Commercial
Office: 316-262-6400
Weigand.com