



BAYSIDE INDUSTRIAL PARK BUILDING 2

5447 N. SUNFLOWER CT., BEL AIRE, KS 67226

FOR SALE OR LEASE
CONTACT BROKER

SITE SIZE
7.75 A±

BUILDING SIZE
152,708 SF±

AVAILABLE SF
152,708 SF± - DIVISIBLE

MINIMUM SF AVAILABLE
50,902 SF

MAX CONTIGOUS SF
152,708 SF

FIRE PUMP
1500 GPM, 100 PSI ELECTRIC

YEAR BUILT
NEW - ANTICIPATED
COMPLETION APRIL 2026

CONSTRUCTION
PRE-ENGINEERED
METAL

PARKING
170 SPACES±

SPRINKLED
VICTAULIC ESFR 25.2K

ZONING
M-1, MANUFACTURING

CEILING HEIGHT
33.25' (AT PEAK)

DOCK DOORS
14 - 9'X10'

OVERHEAD DOORS
4 - 14'X14'

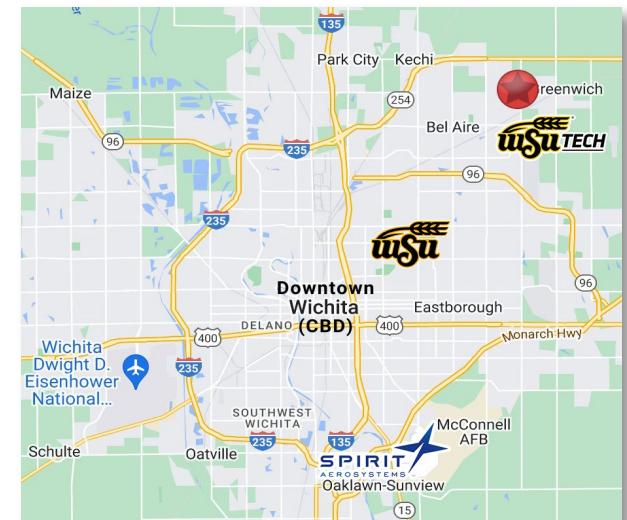
COLUMN SPACING
86'

POWER
480V, 3-PHASE

2025 TAXES
GENERALS: \$8.40 SPECIALS: \$4,084.75

PROPERTY HIGHLIGHTS

- Under construction! Second planned office/warehouse in the Park.
- Anticipated completion – April 2026.
- Automatic door openers.
- Automatic airbag dock levelers.
- Drive-thru (north to south) for loading/unloading.
- Warehouse fully insulated.
- Additional parking can be made available.
- Aggressive State and Local incentives.



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& ReeceNichols
SOUTH CENTRAL KANSAS
An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.
COMMERCIAL DIVISION

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BAYSIDE
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ADDITIONAL PHOTOS

ANTICIPATED COMPLETION: APRIL 2026



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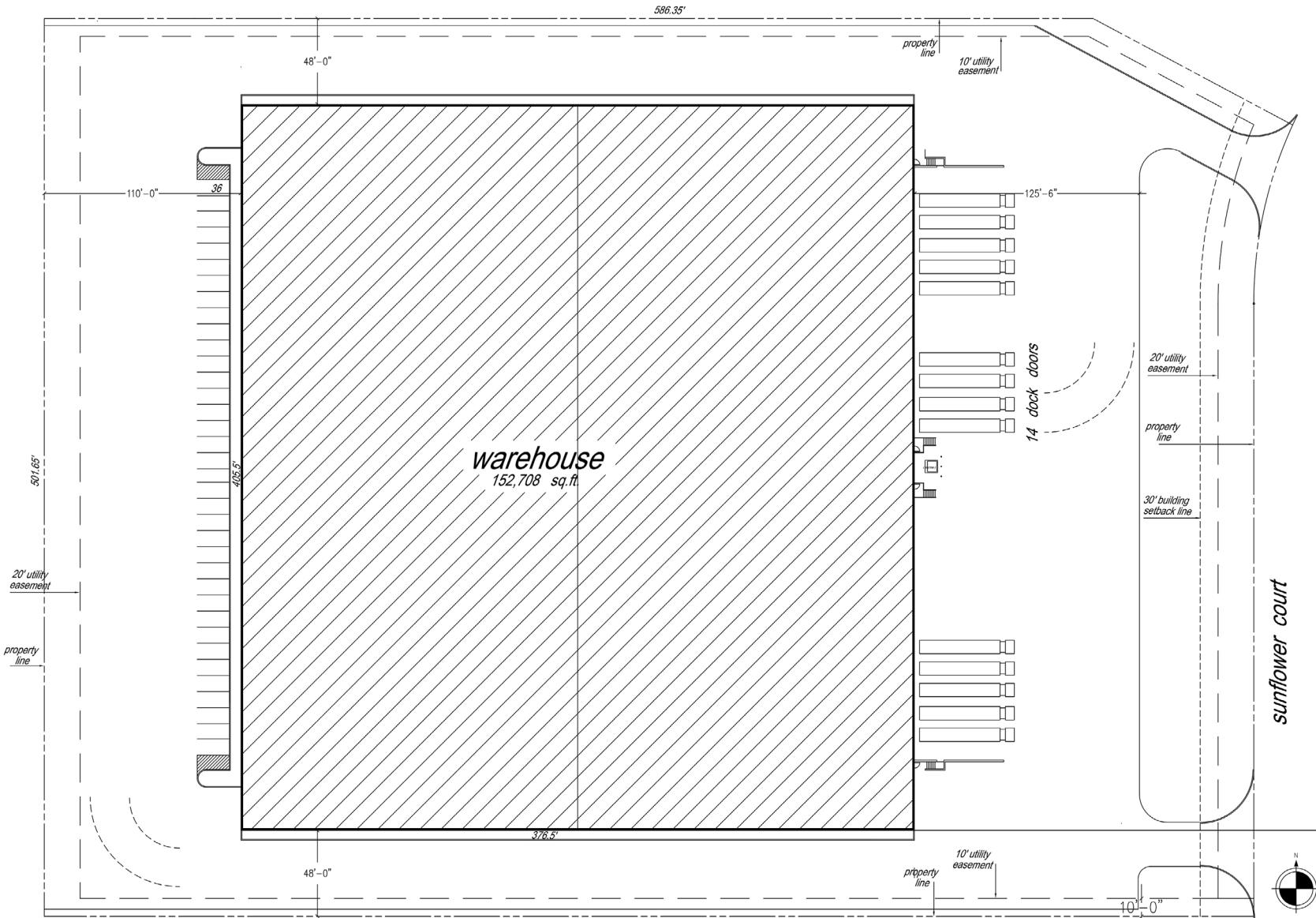
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SITE PLAN



EST. 1902
WEIGAND
REAL ESTATE
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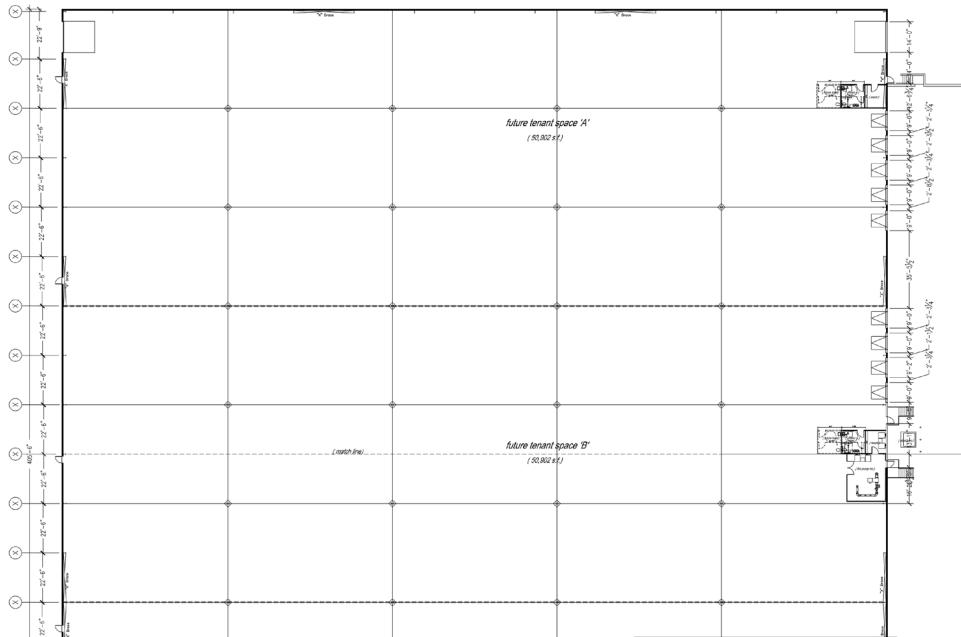
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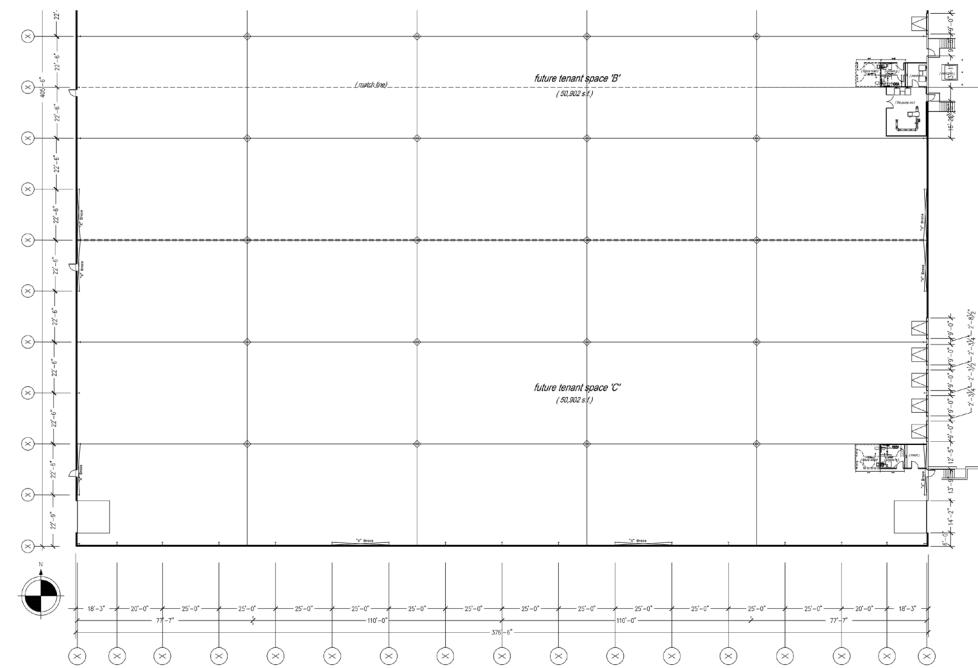
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FLOOR PLANS



NORTH SIDE OF BUILDING



SOUTH SIDE OF BUILDING

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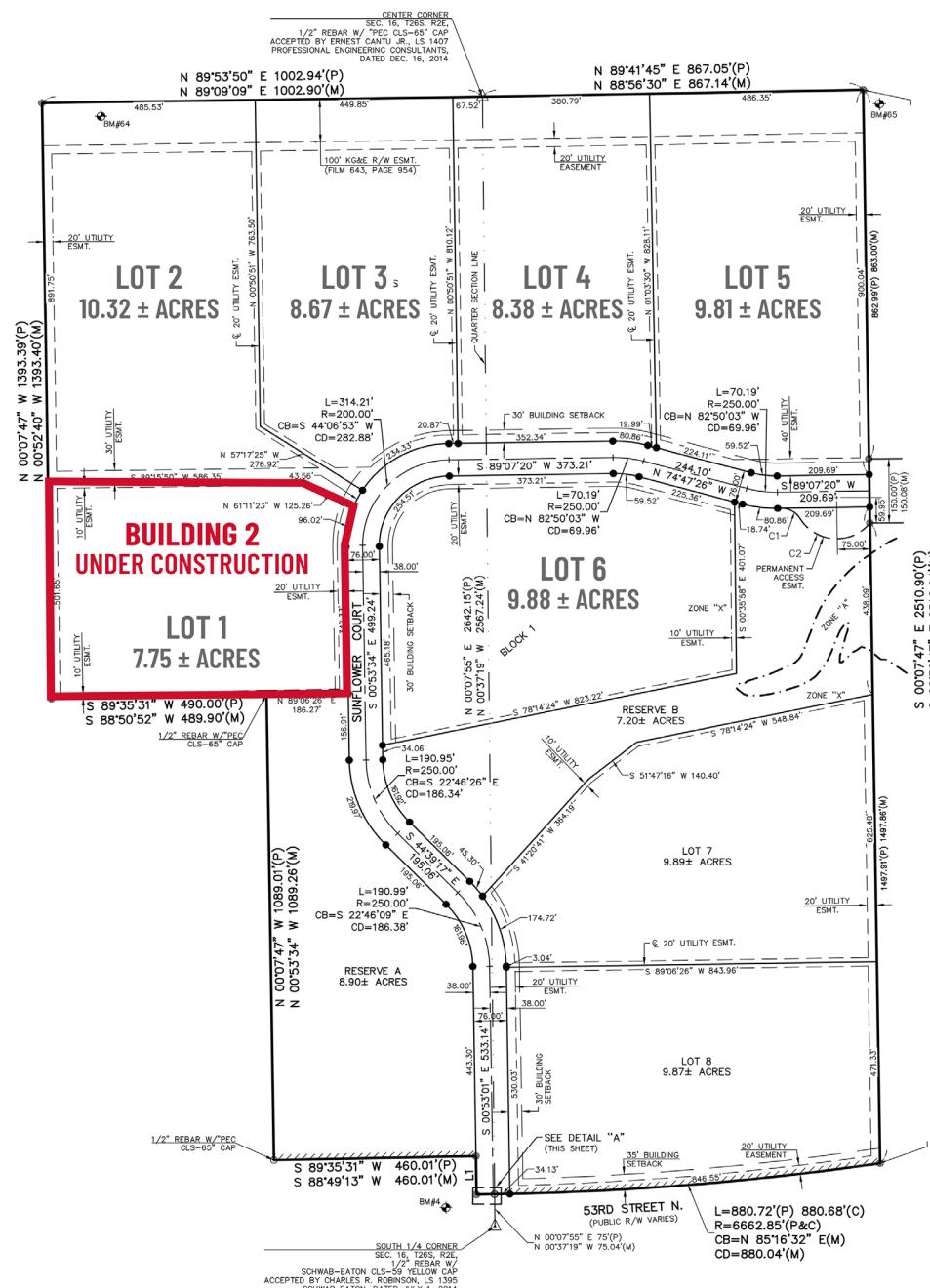
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PLAT MAP



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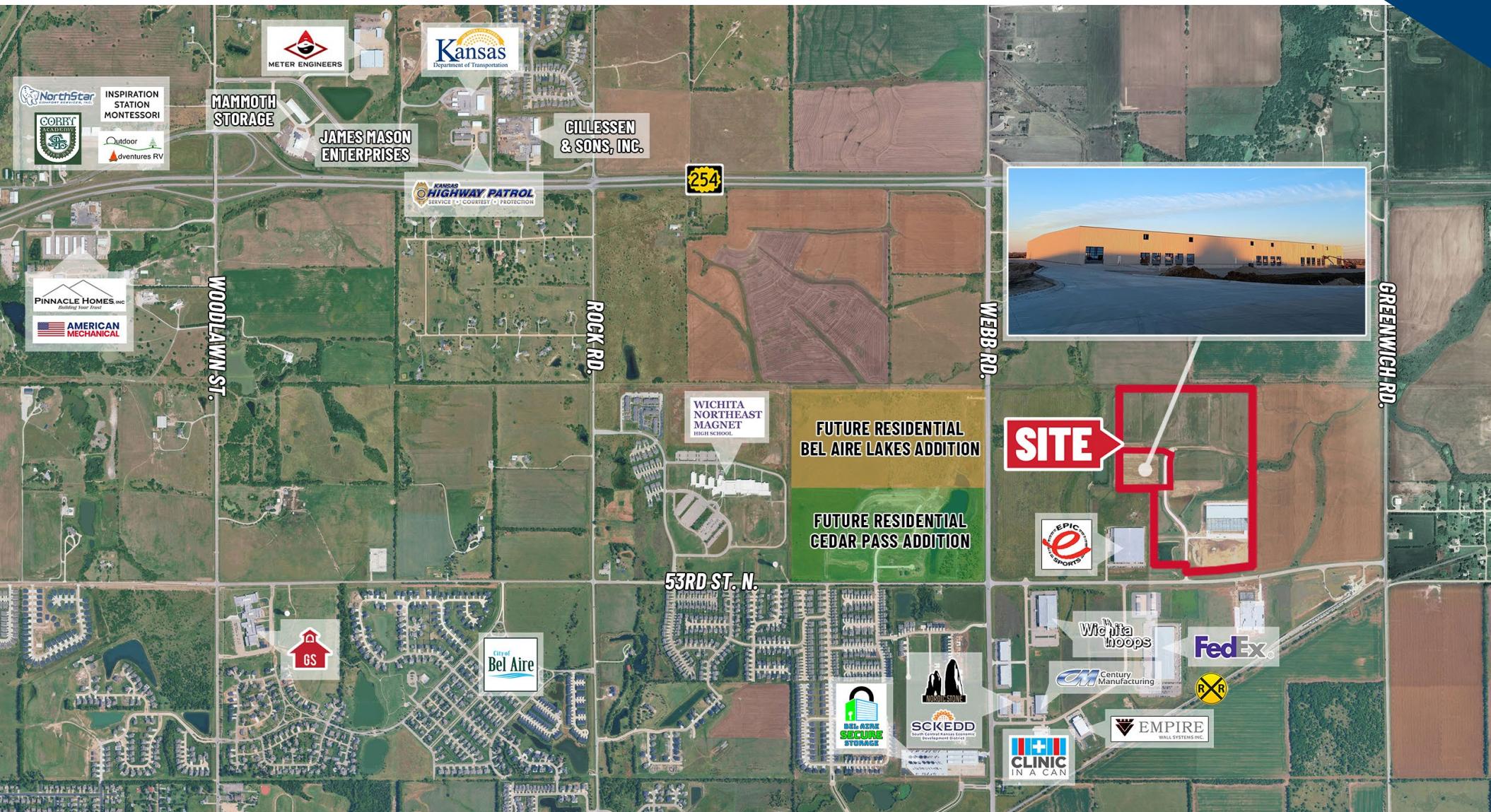


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AERIAL VIEW



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