



# INDUSTRIAL/OFFICE BUILDING FOR SALE

## 1023 Poplar Street, Wellsville, Kansas



### SALE PRICE: \$4,100,000 | 4,973 SF BUILDING

#### DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	623	2,846	5,051
Avg. Household Income	\$110,732	\$101,514	\$108,008

- 4,973 SF building built in 2019
- Great access and visibility to Interstate 35
- 3 Phase power
- Over 3.5 acres of concrete parking
- 12' x 14' drive-in bay with all glass overhead door

 CLICK HERE TO VIEW MORE  
LISTING INFORMATION

For More Information Contact:

*Exclusive Agents*

CAMREN SINCLAIR | 816.412.7352 | [csinclair@blockandco.com](mailto:csinclair@blockandco.com)

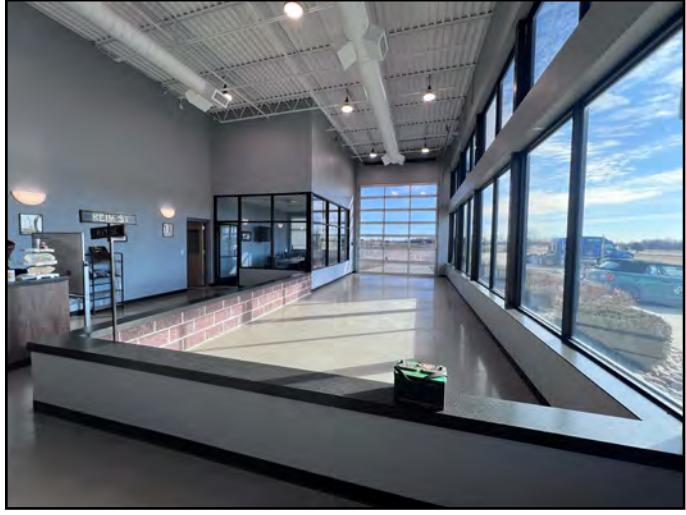
GREG ROBERTS | 816.412.7384 | [groborts@blockandco.com](mailto:groberts@blockandco.com)



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## 1023 Poplar Street, Wellsville, Kansas

### PHOTOS

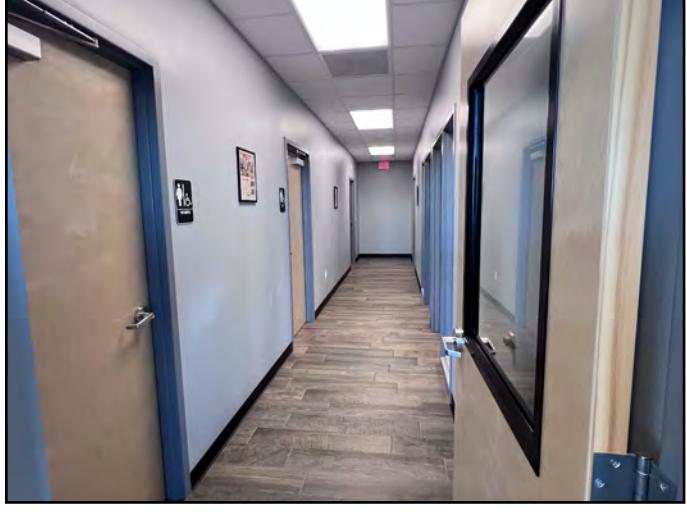
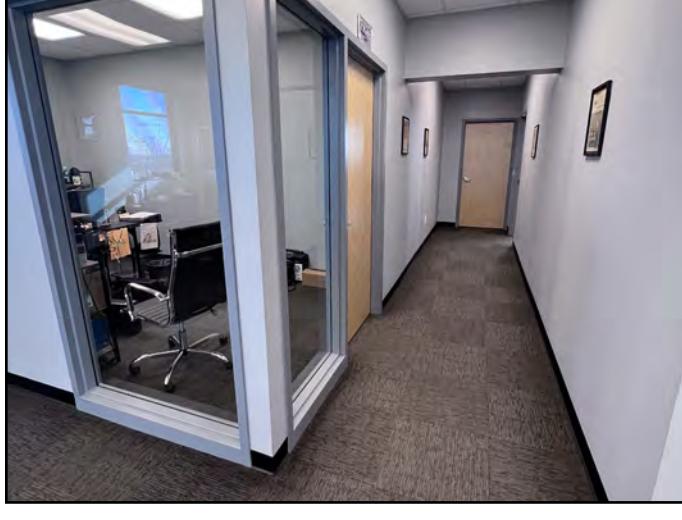
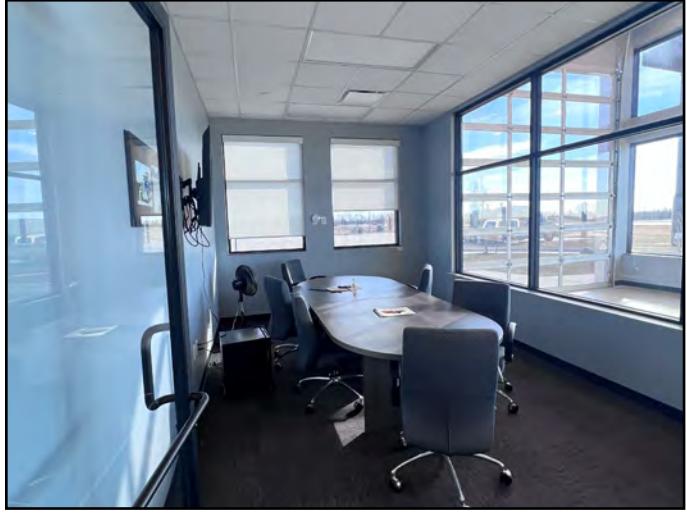
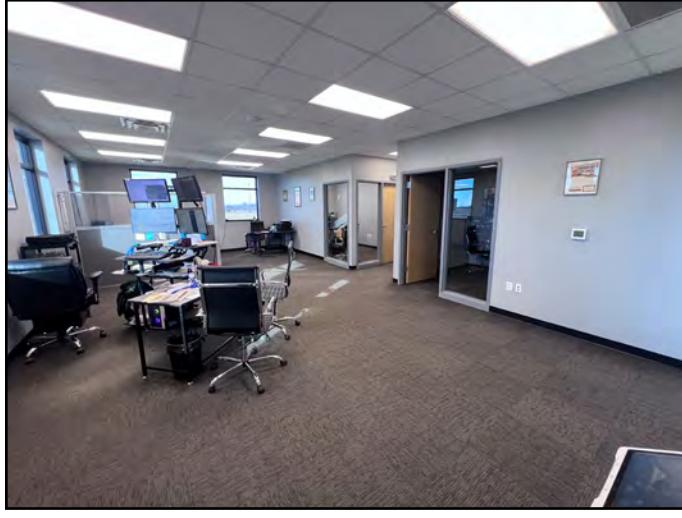
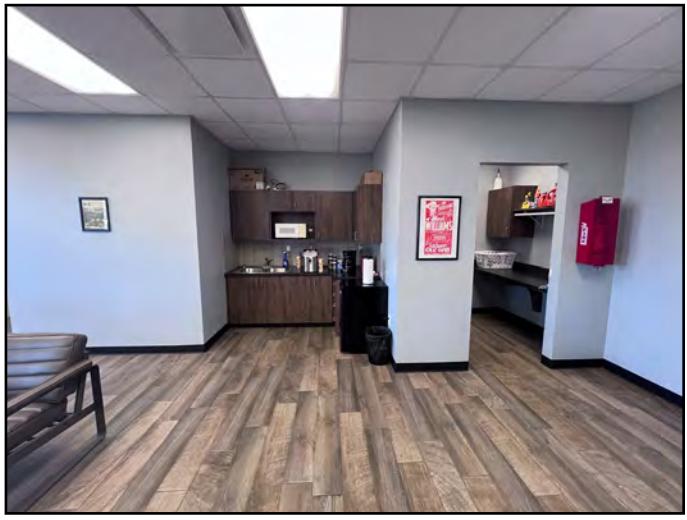
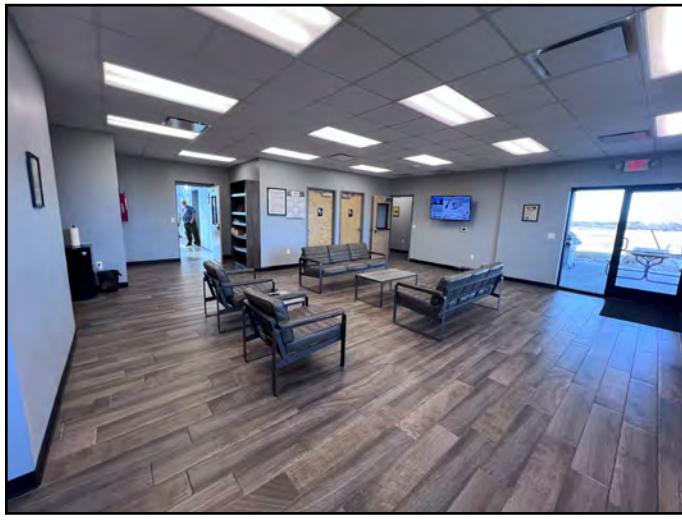




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### PHOTOS





# INDUSTRIAL/OFFICE BUILDING FOR SALE

## 1023 Poplar Street, Wellsville, Kansas

### DRONE PHOTOS

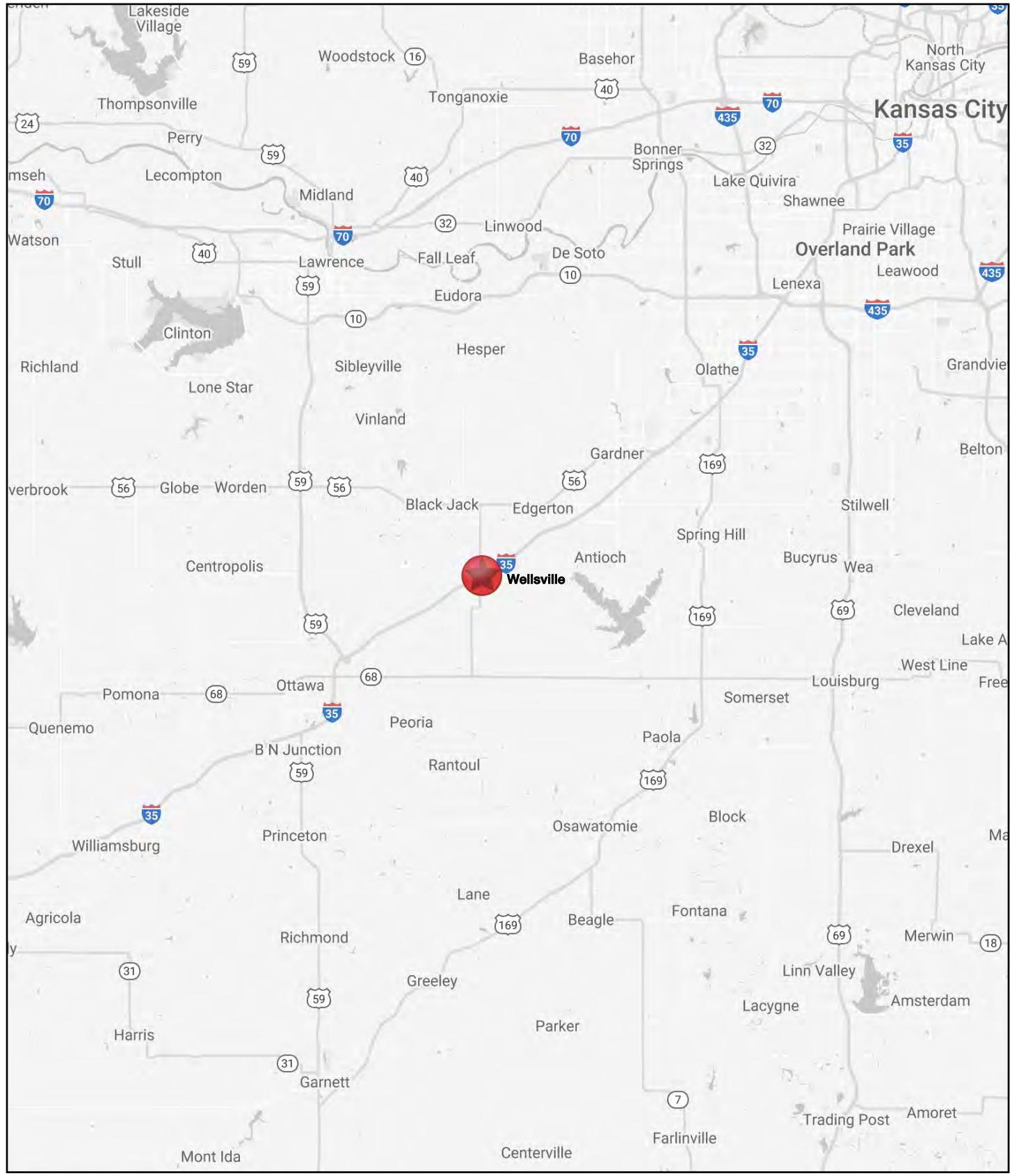


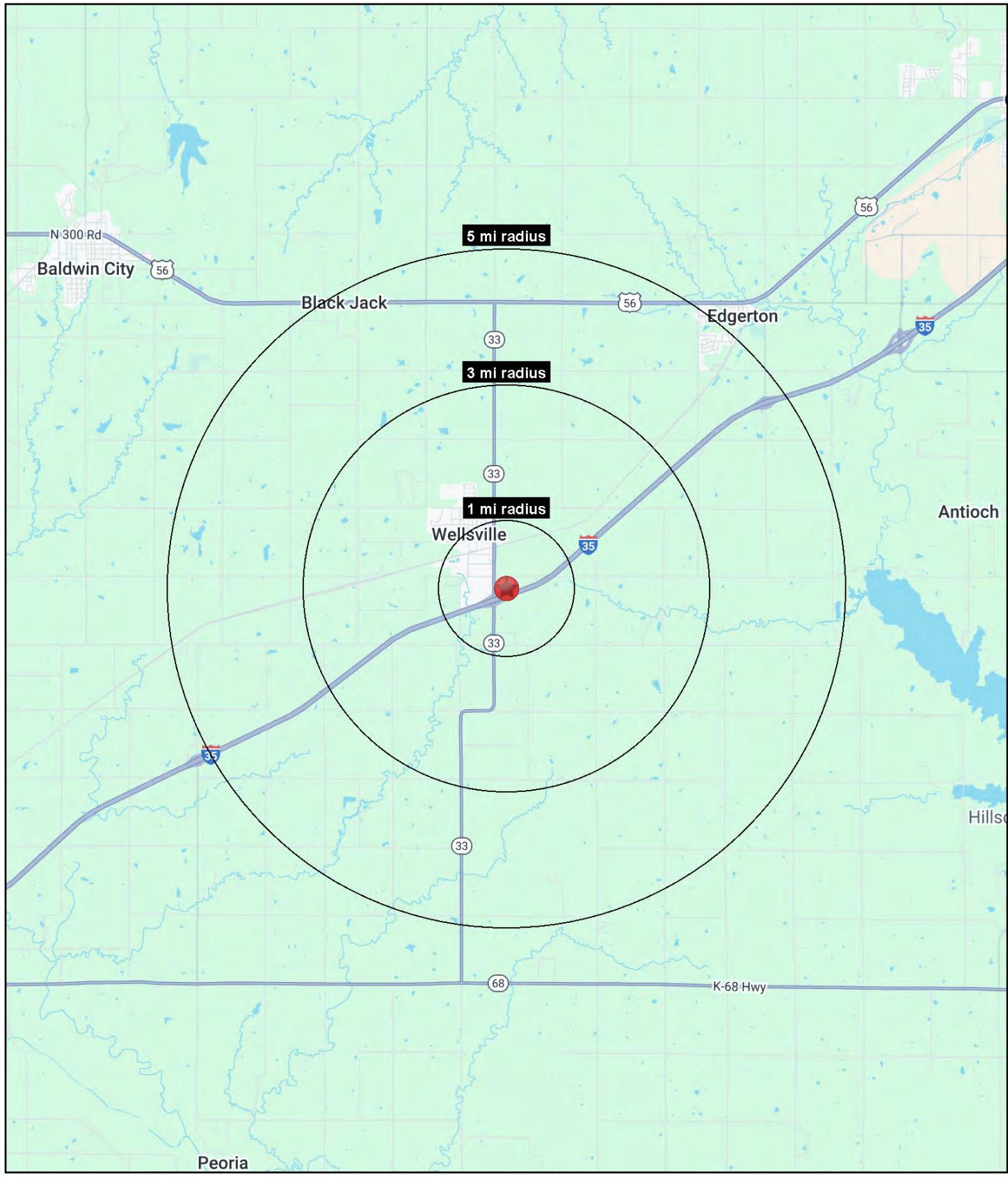
**DRONE PHOTOS**



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## 1023 Poplar Street, Wellsville, Kansas

1023 Poplar Street Wellsville, KS 66092	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2025 Estimated Population	623	2,846	5,051
2030 Projected Population	612	2,812	5,003
2020 Census Population	701	2,977	5,173
2010 Census Population	675	2,868	5,003
Projected Annual Growth 2025 to 2030	-0.4%	-0.2%	-0.2%
Historical Annual Growth 2010 to 2025	-0.5%	-	-
2025 Median Age	41.5	39.6	39.8
<b>Households</b>			
2025 Estimated Households	238	1,111	1,934
2030 Projected Households	237	1,111	1,945
2020 Census Households	253	1,117	1,922
2010 Census Households	246	1,071	1,852
Projected Annual Growth 2025 to 2030	-0.1%	-	0.1%
Historical Annual Growth 2010 to 2025	-0.2%	0.2%	0.3%
<b>Race and Ethnicity</b>			
2025 Estimated White	93.0%	92.6%	91.8%
2025 Estimated Black or African American	0.3%	0.7%	1.0%
2025 Estimated Asian or Pacific Islander	0.3%	0.6%	0.8%
2025 Estimated American Indian or Native Alaskan	0.5%	0.7%	0.6%
2025 Estimated Other Races	5.8%	5.5%	5.9%
2025 Estimated Hispanic	4.5%	4.7%	5.0%
<b>Income</b>			
2025 Estimated Average Household Income	\$110,732	\$101,514	\$108,008
2025 Estimated Median Household Income	\$80,972	\$79,692	\$85,929
2025 Estimated Per Capita Income	\$43,020	\$39,943	\$41,525
<b>Education (Age 25+)</b>			
2025 Estimated Elementary (Grade Level 0 to 8)	0.8%	1.2%	1.4%
2025 Estimated Some High School (Grade Level 9 to 11)	4.1%	4.6%	4.6%
2025 Estimated High School Graduate	33.6%	33.2%	32.2%
2025 Estimated Some College	25.4%	26.2%	25.5%
2025 Estimated Associates Degree Only	13.0%	12.3%	11.5%
2025 Estimated Bachelors Degree Only	14.1%	15.4%	17.1%
2025 Estimated Graduate Degree	9.0%	7.1%	7.7%
<b>Business</b>			
2025 Estimated Total Businesses	36	63	72
2025 Estimated Total Employees	362	689	741
2025 Estimated Employee Population per Business	10.0	10.9	10.4
2025 Estimated Residential Population per Business	17.3	44.9	70.5

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