

WOODLAWN/CENTRAL BUILDING OFFICES

FOR LEASE
400 N. Woodlawn, Wichita, KS

WEST BUILDING



EAST BUILDING



LEASE RATE
RATE VARIES BY SUITE

SITE SIZE
68,098 SF

AVAILABLE SPACE
SUITES AVAILABLE FROM 192 SF UP TO 1,046 SF,
CAN BE COMBINED




BUILDING SIZE
WEST: 23,774 SF
EAST: 24,580 SF

YEAR BUILT
WEST: 1966
EAST: 1973

PROPERTY HIGHLIGHTS

- East side of Wichita office space less than 1 mile from Kellogg/US 54.
- Flexible suite sizes.
- Common area amenities and conference area.
- Covered parking.
- Area businesses include Emprise Bank, Planet Fitness, Normandie Shopping Center and many specialty dining establishments.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
 POPULATION	9,453	91,970	195,362
 AVG. HH INCOME	\$101,240	\$70,553	\$67,945
 MEDIAN AGE	44.3	35.9	34.4



TRAFFIC COUNTS
APPROX. 33,342 VPD AT CENTRAL & WOODLAWN



Offered exclusively by: **Morrie Sheets**

316-292-3972 | msheets@weigand.com

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