

FOR SALE



SOUTHWEST CENTER FOR SALE

1309 W 31st St S, Wichita, KS 67217

PROPERTY INFO



SALE PRICE
\$1,200,000



BUILDING SIZE
13,696 SF



LOT SIZE
110,796 SF



ZONING
Limited Commercial, Limited Industrial



2022 TAXES
\$17,834.63



YEAR BUILT
1967



HIGHLIGHTS

- Southwest center investment opportunity
- Contact broker for rent roll & additional info
- 7 tenant retail renter 100% occupied.
- High visibility
- Multiple pole signs
- Ample parking
- Quality retail neighbors

CONTACT

ZACH SZABO | M 816-507-8359 | zach@insitere.com

CARL HEBERT, CCIM | M 316-210-4130 | cjhebert@insitere.com

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608 W DOUGLAS AVE, WICHITA KS
INSITERE.COM | 316-618-1100



AREA NEIGHBORS

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- Dillons
- Walmart Neighborhood Market
- Walgreens
- QuikTrip
- Dollar General
- Planet Fitness
- Bank of America
- Southwest National Bank
- INTRUST Bank
- Fidelity Bank
- Jiffy Lube
- Basham's Furniture
- Club Car Wash
- AGCO, Wichita
- IronHorse Manufacturing Park
- NextCare Urgent Care

DEMOGRAPHICS

3 mile radius

POPULATION

70,273

NO. OF BUSINESSES

2,153

AVG. HOUSEHOLD INCOME

\$62,109

NUMBER OF HOUSEHOLDS

27,794

TRAFFIC COUNT

31st St & Seneca: 25,033

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