



KSI REALTY LLC

Industrial Listing

\$2,800,000

29,000 SQ FT OF INDUSTRIAL
HEAVY MANUFACTURING SPACE



1800 SE 9th St. Newton, KS 67114

Industrial site is ready for heavy and light manufacturing.
Electrical, gas, venting, fiberglass reinforced concrete.
Room for expansion.

Newton Location

Property is positioned just 25 minutes from the city of Wichita, and lies at the intersection of several major highways, including I-135 and Highway 50.

Newton's cost of living is about 28% lower than the national average, ranking it 2,629th among 9,294 other cities and 2,051st out of 2,202 in the U.S. It's the 18th most expensive city out of 24 in Kansas. Making it easy to get and afford to keep employees
Lease amount averaged at \$28,000/month

Building Features

- ✓ 2400 sq ft Finished Office Space
- ✓ Fiberglass Reinforced Concrete
- ✓ Loading Bays - 10,12, and 14 foot
- ✓ 25 Foot Sidewalls
- ✓ Tornado Shelter
- ✓ 460 Volt Power

CONTACT

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