



8541 W. 21st St

Sale Price:
\$650,000

\$19.75 PSF



FOR SALE: 8541 W. 21st St. LAND



127,893
POPULATION
(5 MILES)



64,659
TOTAL
EMPLOYED
(5 MILES)



47,686
TRAFFIC
COUNT



38.1
MEDIAN AGE
(5 MILES)



\$66,782
AVERAGE
HH INCOME
(5 MILES)

• West Side Development Opportunity

• Lot Size: +/- 33,000 SF

• Zoning: General Commercial

• Approx. 150 SF of 21st St. Frontage

• Desirable retail opportunity

• Site located near the first Freddy's Frozen Custard, a concept that has successfully grown to over 400 stores nationwide.

• Located near the busy intersection of 21st Street and Tyler Road

• Nearby retailers include: Freddy's Frozen Custard, Bricktown Brewery, Old Chicago and All Star Sports.

• Owner to complete lot split with sale



8541 W 21st St, Wichita, KS
Approximately 32,500 SF



Green - Approximate Land Size For Sale Red - Approximate Easements
Blue - Retained by Owner

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