



TIDEMANN
REAL ESTATE

KECHI OFFICE/ WAREHOUSE

NEW CONSTRUCTION

809, 813, 903 E. Venture Ct., Kechi, KS 67156



FOR LEASE
CONTRACT BROKER
FOR RATE



ReeceNichols
SOUTH CENTRAL KANSAS

An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.

Offered Exclusively By:

BRADLEY TIDEMANN, SIOR
316-650-8853 | Bradley@TidemannRE.com



TIDEMANN
REAL ESTATE

KECHI OFFICE/ WAREHOUSE

NEW CONSTRUCTION

809, 813, 903 E. Venture Ct., Kechi, KS 67156



Full Site

3

BUILDINGS

903 - MARCH 2025

OCCUPANCY

C-3 HEAVY
COMMERCIAL

ZONING

20' CLEAR - FRONT

15' CLEAR - BACK

CEILING HEIGHT

PROPERTY HIGHLIGHTS

- New office/warehouse construction in Kechi Business Park.
- Office – approx. 15' x 15' with overhead storage.
- Heated warehouse. A/C in office.
- ADA compliant restrooms.
- 10-year tax abatement – contact broker for details.

809 E. Venture Ct.

AVAILABLE SPACE

6,750 SF (Divisible)

SUITE 1: 2,250 SF

SUITE 2: 2,250 SF

SUITE 3: 2,250 SF

MIN. DIV.: 2,250 SF

OVERHEAD DOORS

1 Per Suite (3 Total)

2024 TAXES

Generals: \$568.64

Specials: \$3,093.03

813 E. Venture Ct.

AVAILABLE SPACE

8,165 SF

SUITE 1: 2,041.25 SF

SUITE 2: 2,041.25 SF

SUITE 3: 2,041.25 SF

SUITE 4: 2,041.25 SF

OVERHEAD DOORS

1 Per Suite (4 Total)

2024 TAXES

Generals: \$548.87

Specials: \$3,039.03

903 E. Venture Ct.

AVAILABLE SPACE

8,165 SF

SUITE 1: 2,041.25 SF

SUITE 2: 2,041.25 SF

SUITE 3: 2,041.25 SF

SUITE 4: 2,041.25 SF

OVERHEAD DOORS

1 Per Suite (4 Total)

2024 TAXES

Generals: \$547.21

Specials: \$3,093.03



ReeceNichols
SOUTH CENTRAL KANSAS

An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.

Offered Exclusively By:

BRADLEY TIDEMANN, SIOR

316-650-8853 | Bradley@TidemannRE.com



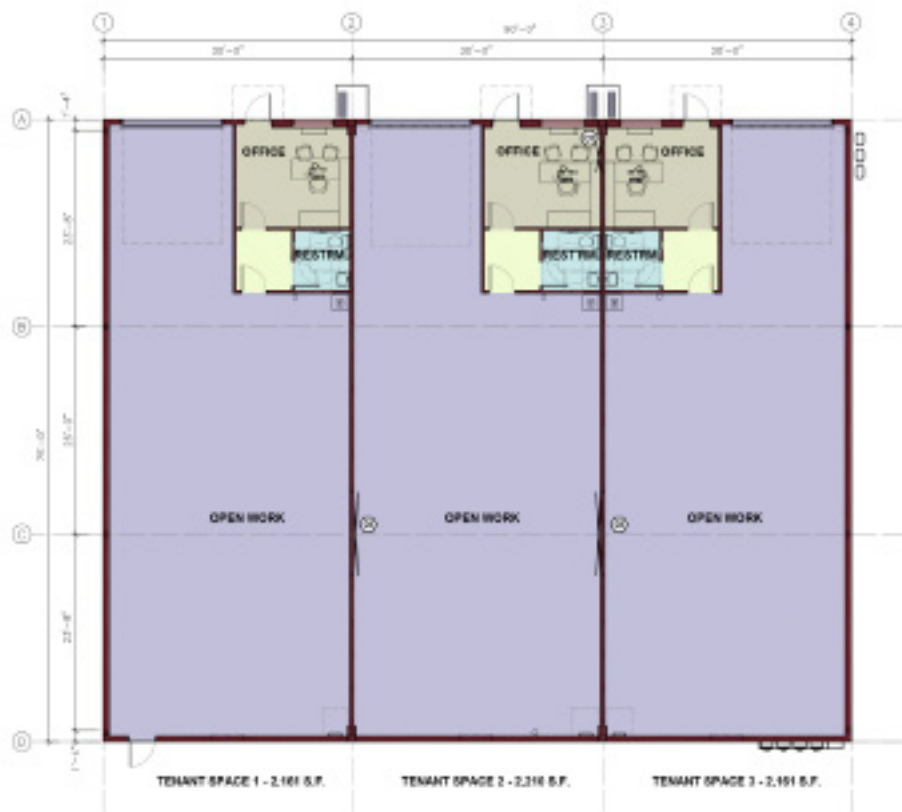
TIDEMANN
REAL ESTATE

KECHI OFFICE/ WAREHOUSE

NEW CONSTRUCTION

809, 813, 903 E. Venture Ct., Kechi, KS 67156

809 E. Venture Ct. Tenant Plan



813 & 903 E. Venture Ct. Tenant Plan



ReeceNichols
SOUTH CENTRAL KANSAS
An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.

Offered Exclusively By:

BRADLEY TIDEMANN, SIOR
316-650-8853 | Bradley@TidemannRE.com



TIDEMANN
REAL ESTATE

KECHI OFFICE/ WAREHOUSE

NEW CONSTRUCTION

809, 813, 903 E. Venture Ct., Kechi, KS 67156



All information furnished regarding property for sale, lease, exchange or financing is from sources deemed reliable but no guarantee is made or responsibility assumed as to its accuracy or completeness and you are advised to make your own analysis and verification. Agent hereby notifies prospective buyer/lessee that (a) Agent will be acting as a designated agent of seller/lessor with the duty to represent seller/lessor's interest; and (b) Information given to Agent will be disclosed to seller/lessor.



ReeceNichols
SOUTH CENTRAL KANSAS

An Independently Owned and Operated Member of the Reece & Nichols Alliance, Inc.

Offered Exclusively By:

BRADLEY TIDEMANN, SIOR
316-650-8853 | Bradley@TidemannRE.com