



LANDMARK
COMMERCIAL

MAIZE RD

53RD ST

96

96

DEVELOPMENT LAND FOR SALE WITH OPERATING CAR SALES BUSINESS

10320 WEST 53RD ST N, MAIZE, KS

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All information is deemed to be accurate, however, Broker makes no guarantee as to the accuracy of the terms and conditions represented herein.

PROPERTY SUMMARY

SALE PRICE

Call for pricing

BUILDING SIZE

4,582 SF

LAND SIZE

| Two Parcels |
0.93 Acres & 1.43 Acres
2.36 Acres Total

ZONING

Limited Commercial

HIGHLIGHTS

- Located at NEC of 53rd & Maize
- **Traffic Counts:**

53rd St - 5,969 VPD

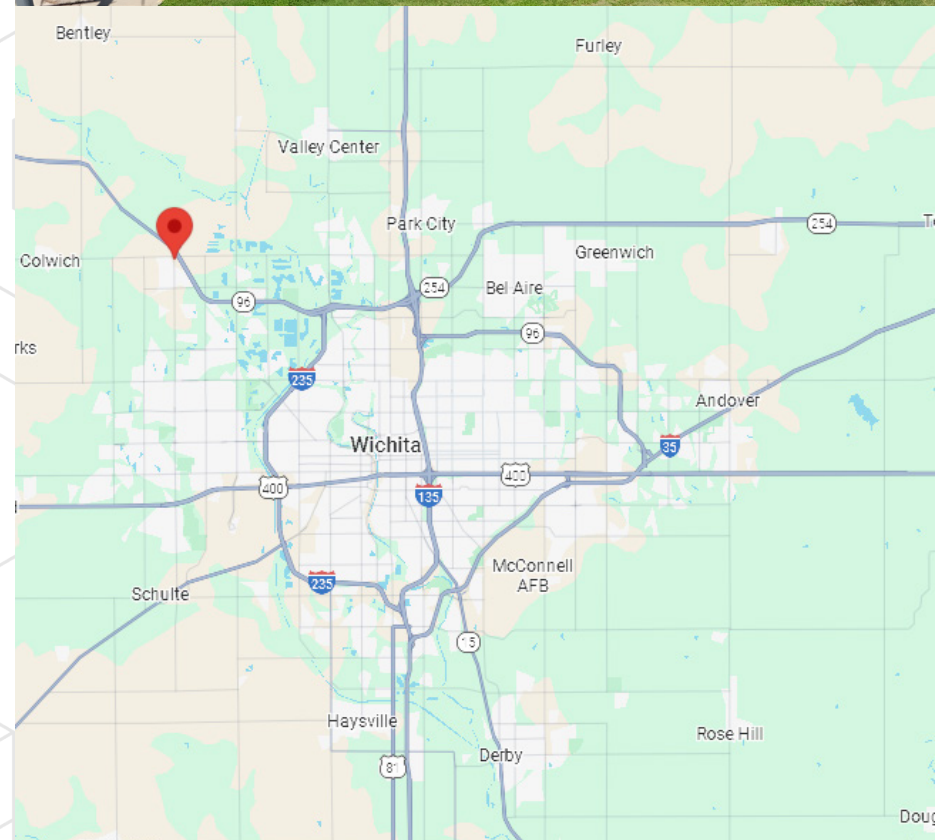
Maize Rd - 7,340 VPD

K-96 - 12,800 VPD

- Formerly a bank, built 1979
- Operating as a car lot
- Conditional use permitted - LC
- Utilities to site

DEMOS

DEMOS	1 MILE	3 MILES	5 MILES
POPULATION	2,819	14,535	47,337
HOUSEHOLDS	992	5,242	17,514
AVG HH INCOME	\$90,099	\$121,320	\$125,330



PHOTOS



AERIAL



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For More Information

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ABOUT LANDMARK

Landmark Commercial Real Estate, Inc. has extensive experience in the leasing and sales of retail, office, restaurant and industrial properties, as well as property management. We represent both Owners and Tenants/Buyers. Our extensive experience with both sides of the transaction gives us added insight in negotiating transactions that work for both parties. Landmark Commercial Real Estate maintains a large property database, which we utilize to provide Tenants with quick and reliable information. Landmark is also experienced in all phases of commercial real estate development including evaluation, conception, site selection, site planning, developmental services, construction management and leasing.

Landmark prides itself on our success in focusing on leasing and marketing properties for sale, lease and development. Many of the properties we handle are owned by institutional owners, investors and developers, who demand a high level of reporting and results. We are selective in the Listings that we accept, and we provide a commitment to results through implementation of a strategic marketing plan on every property.

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