

FOR SALE



CENTRAL AND WASHINGTON FLEX BUILDING WITH LOT

1001 E Central Ave, Wichita, KS 67214

PROPERTY INFO



SALE PRICE
\$595,000



BUILDING SIZE
6,930 SF



LOT SIZE
12,914 SF



ZONING
Limited Industrial



2023 TAXES
\$11,317.58



HIGHLIGHTS

- Each suite can be leased separately or together:
 - Suite 1 | 2,128 SF | \$1,000/Month
 - Suite 2 | 4,802 SF | \$4,500/Month
 - Combined | 6,930 SF | \$5,500/Month
 - Modified Gross
- Multiple layout options
- 12 ft overhead doors
- Includes adjacent fenced lot
- Hard corner
- Highly visible

CONTACT

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

AREA NEIGHBORS



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- QuikTrip
- Pella Windows & Doors of Wichita
- House of Sharp
- Desert Steel
- Mr. Rooter Plumbing
- Meineke Car Care Center
- X-Treme Automotive L.L.C.
- Truck Stuff, Inc.
- Euro-Tech Saab
- Progressive Car Insurance
- Bikers Edge Powersports
- B&C Barbeque
- River City Brewing Company
- Lotus Leaf Cafe
- Cargill
- Sheldon Architecture Inc
- Expert Auto Center
- Cocoa Dolce Chocolates

DEMOGRAPHICS

3 mile radius

DAYTIME POPULATION

123,393

NO. OF BUSINESSES

5,736

TRAFFIC COUNT

Central Ave: 18,554

Washington: 23,895

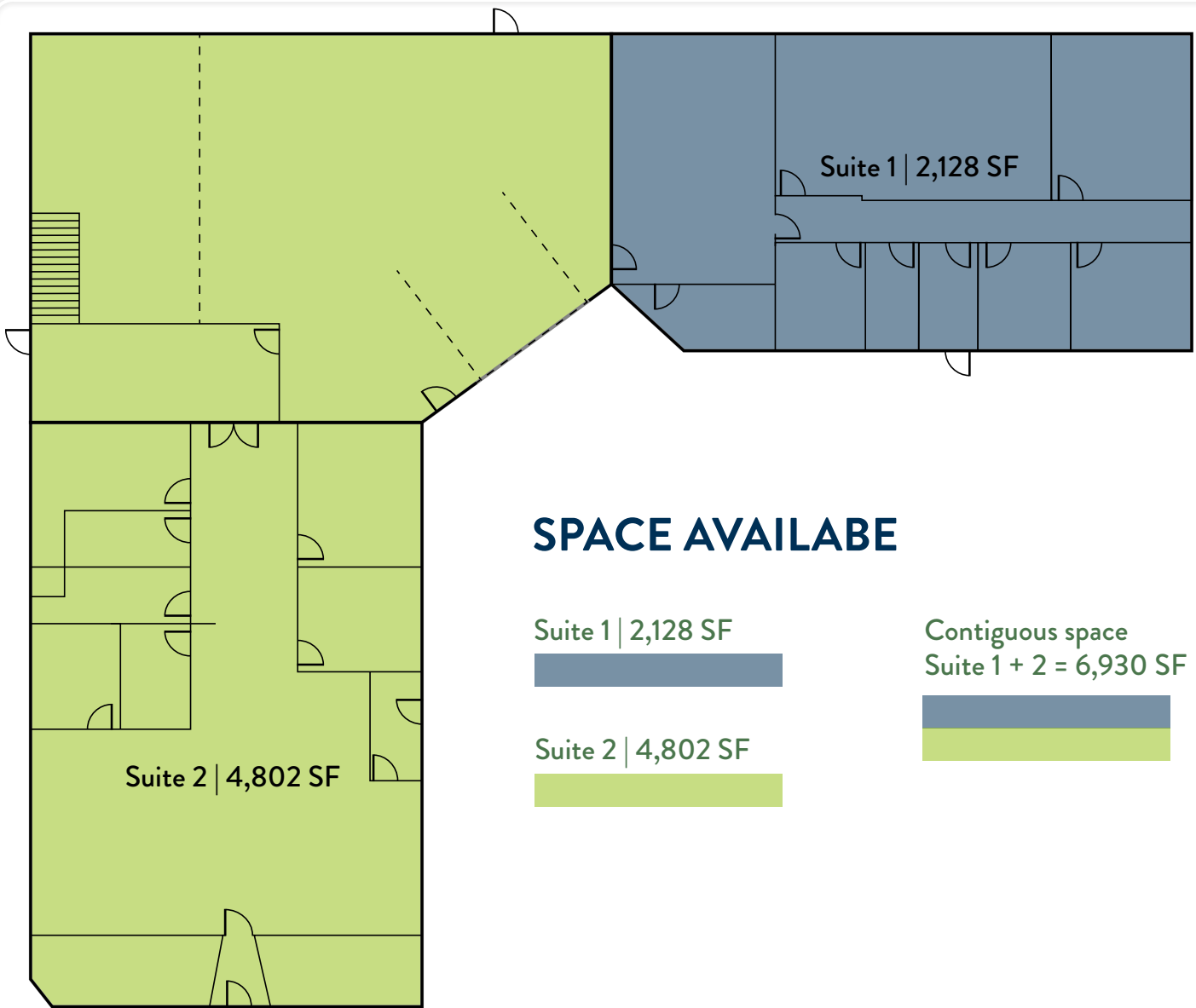
YOUTUBE VIDEO LINK



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CENTRAL AVE



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