

# Kellogg & Tyler Retail For Lease

## 8909 W Kellogg Dr, Wichita, KS 67209



Listing ID: 30723906  
Status: Active  
Property Type: Retail-Commercial For Lease  
Retail-Commercial Type: Street Retail  
Contiguous Space: 1,800 SF  
Total Available: 1,800 SF  
Lease Rate: \$12 PSF (Annual)  
Base Monthly Rent: \$1,800  
Lease Type: See Agent



### Overview/Comments

Inline retail suite with 1,800 sf that is suitable for many uses at the hard corner of Kellogg & Tyler. Present finish has two offices and show room with laminate and carpeted flooring. Easy to convert to alternative uses. Located between Lumber Liquidators Hardwood Flooring, and Davis Liquor. Retail center is located next to Midwest KIA, Carstar Collision Specialists, Public Storage, Enterprise Truck Rental, Kansas Truck Equipment Company and various National Retailers & Restaurants. Close proximity to Bombardier Learjet, Eisenhower National Airport and Tex Consolver Golf Course. Excellent 59,300 traffic count per day and monument signage available. Ample asphalt curb side side parking. This is a concrete block building with glass panels and front canopy. Suite includes storage room and full bathroom.

### More Information Online

<http://plazare.catylist.com/listing/30723906>



### QR Code

Scan this image with your mobile device:

### General Information

Taxing Authority:	Sedgwick County	Gross Building Area:	19,800 SF
Tax ID/APN:	087139290440100100	Building/Unit Size (RSF):	1,800 SF
Retail-Commercial Type:	Street Retail	Usable Size (USF):	1,800 SF
Zoning:	GENERAL COMMERCIAL	Land Area:	61,224 SF

### Available Space

Suite/Unit Number:	109	Space Type:	New
Space Available:	1,800 SF	Date Available:	04/15/2021
Minimum Divisible:	1,800 SF	Lease Rate:	\$12 PSF (Annual)
Maximum Contiguous:	1,800 SF	Parking Spaces:	0

### Area & Location

Retail Clientele:	General, Family, Business, Traveler	Traffic/Vehicle Count:	59,300
Property Located Between:	Kellogg & Tyler	Highway Access:	Adjacent to US Highway 400 and Kansas Highway 54 (Kellogg Dr)
Property Visibility:	Good	Airports:	Dwight D. Eisenhower National airport
Largest Nearby Street:	Kellogg & Tyler		

**Site Description** 19,800 sf neighborhood retail center on 61,224 sf of land with ample curbside parking. Concrete building with glass panels and front canopy.

**Area Description** Located between Lumber Liquidators Hardwood Flooring, and Davis Liquor. Retail center is located next to Midwest KIA, Carstar Collision Specialists, Public Storage, Enterprise Truck Rental, Kansas Truck Equipment Company and various National Retailers & Restaurants. Close proximity to Bombardier Learjet, Eisenhower National Airport and Tex Consolver Golf Course. Excellent 59,300 traffic count per day and monument signage available.

### Building Related

Tenancy:	Multiple Tenants	Number of Stories:	1
Total Number of Buildings:	1	Property Condition:	Good

Year Built: 1989  
Construction/Siding: Concrete  
Exterior Description: Concrete Block with metal & glass panels.  
Parking Type: Surface  
Parking Description: Curbside parking lot. Approximately 60 spaces  
Loading Doors: 0  
Loading Docks: 0

Passenger Elevators: 0  
Freight Elevators: 0  
Sprinklers: None  
Heat Type: Natural Gas  
Heat Source: Central  
Air Conditioning: Engineered System

Interior Description Fully finished with two offices and show room with laminate and carpeted flooring. Easy to convert to alternative uses. Back storage room and restroom.

### Land Related

Zoning Description: General Commercial  
Water Service: Municipal  
Sewer Type: Municipal  
Legal Description: LOT 1 EXC S 170 FT & EXC PT DED FOR ST CASADO-WALKER ADD.

### Location

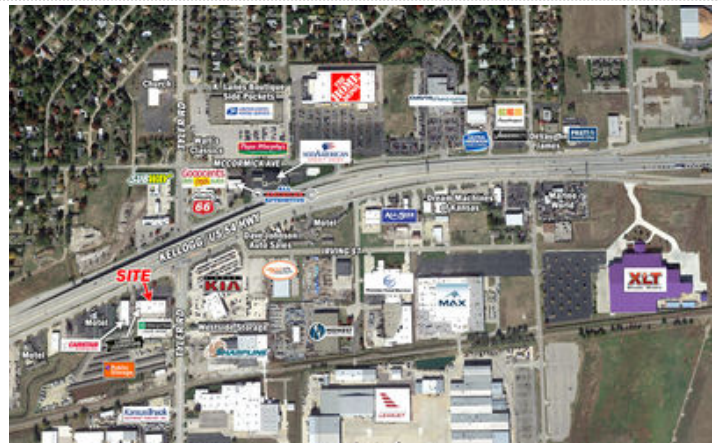
Address: 8909 W Kellogg Dr, Wichita, KS 67209  
County: Sedgwick  
MSA: Wichita



### Property Images



NAI 2



NAI 3



NAI 5



IMG\_8394 (2)



NAI 4



IMG\_8398 (2)



IMG\_8393 (2)



IMG\_8397 (2)



IMG\_8366 (2)



IMG\_8363 (2)



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IMG\_8369 (2)



IMG\_8364 (2)



IMG\_8266 (2)



IMG\_8262 (2)



IMG\_8267 (2)



IMG\_8269 (2)

## Property Contacts

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