



LANDMARK
COMMERCIAL
REAL ESTATE

ROCK ROAD VILLAGE SPACES FOR LEASE

1117-1133 S Rock Rd., Wichita, KS 67207



• **Location:** North of Harry on Rock Rd.

• **Available Space:**

Bldg 1117 Suite #1: 3,400 sq. ft. - \$3,000/mo

*Can be subdivided for two tenants to accommodate Suite #1: 2,100 sq. ft. and Suite #2 1,300 sq. ft.

Bldg 1133 Suite #1: 180 sq. ft. - \$400/mo

Bldg 1133 Suite #3: 1,300 sq. ft. - \$1,800/mo

Bldg 1133 Suite #7: 1,100 sq. ft. - \$1,200/mo

• **Building Sizes:**

Bldg 1117: 8,200 sq. ft.

Bldg 1125: 7,422 sq. ft.

Bldg 1133: 4,010 sq. ft.

• **Lot Size:** 59,583 sq. ft.

• **Year Built:** 1978 & 1980

• **Zoning:** Limited Commercial

• **Traffic Count:** 47,446 VPD at Harry & Rock Rd

• **Tenants:** RP American Group, Healthback Home Health of Kansas, Inc., American Family Insurance, Tradesman International, Inc., Shelter Insurance, Maize Ave, Inc., Sena African Hair Braiding and more!

• **Area Neighbors:** Arby's, McDonald's, Braums's, Papa John's, Subway, Meddy's, MobileComm, Dollar Tree, Dollar General, Sally's Beauty Supply, Hog Wild Pit BBQ, Starbucks and many more!



For More Information:

Zach Zerbe

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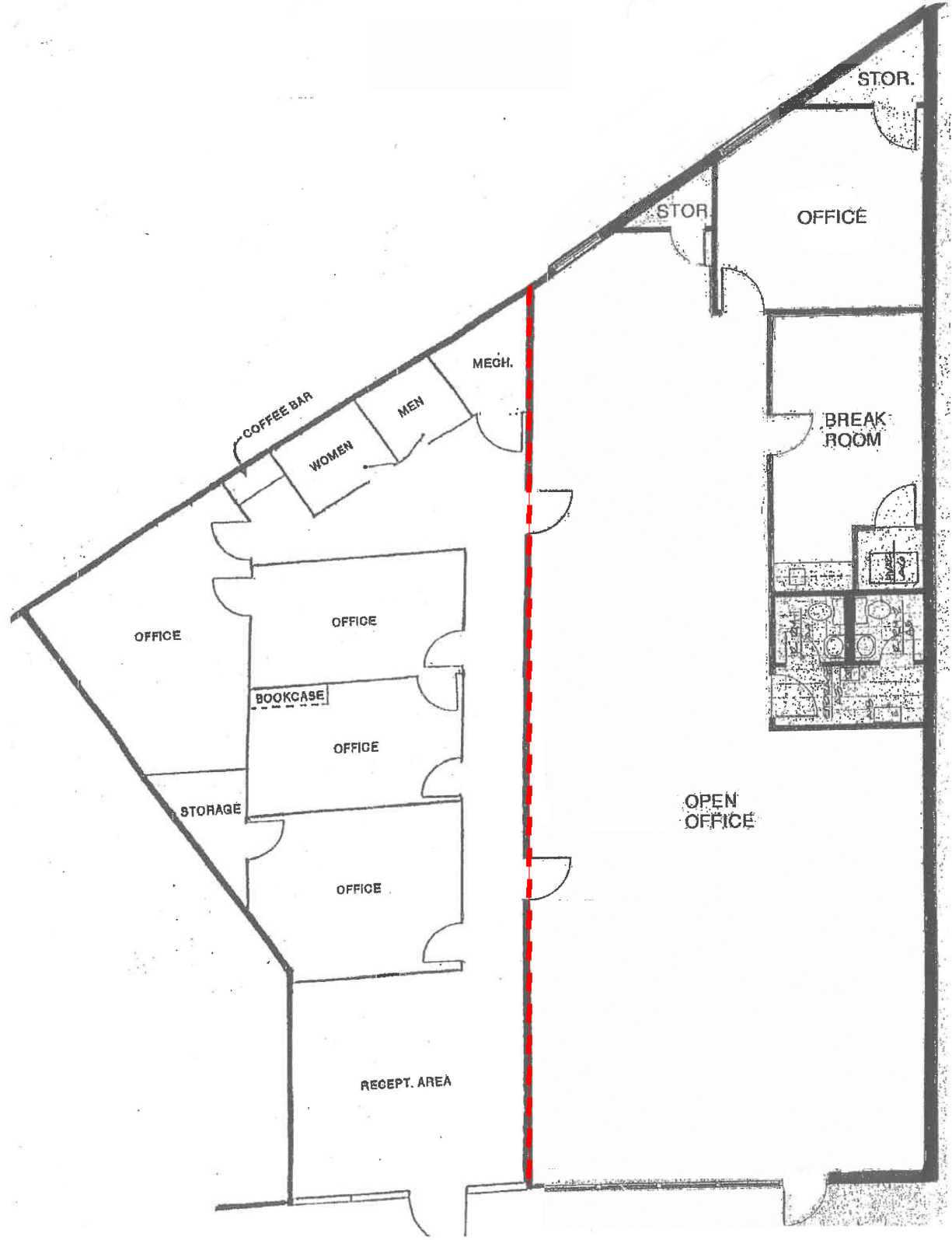
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BLDG 1117 SUITE 1 FLOOR PLAN

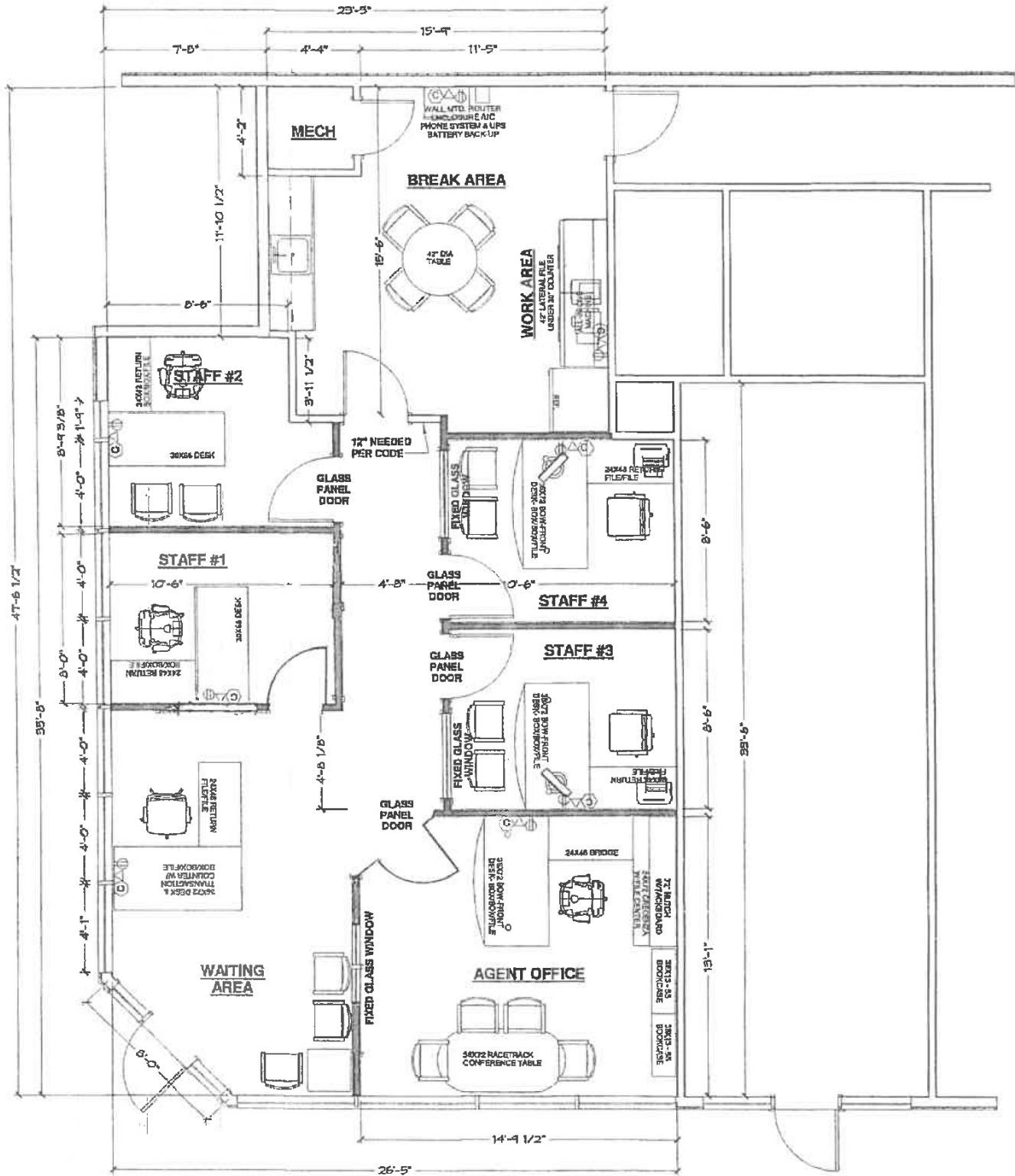


All information is deemed to be accurate, however, Broker makes no guarantee as to the accuracy of the terms and conditions represented herein.



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BLDG 1133 SUITE 3 FLOOR PLAN



SITE



21,814 vehicles per day

26,321 vehicles per day



21,809 vehicles per day



24,948 vehicles per day



E HARRY ST



S ROCK RD

