



LANDMARK
COMMERCIAL
REAL ESTATE



STRIP CENTER ON ROCK RD FOR LEASE 3605 N. Rock Rd. | Wichita, KS

DAVID M. LEYH, CCIM, SEC
Sr. Vice President/Associate Broker
dleyh@landmarkrealestate.net
M: 316.371.8087



PROPERTY SUMMARY

3605 N. Rock Rd., *Wichita, KS 67213*

LEASE RATE: \$16.50/SF + NNN (\$4.50 estimated)

Building Size: 11,624 SF

Land Area: 1.27 AC

Available: 4,000 SF

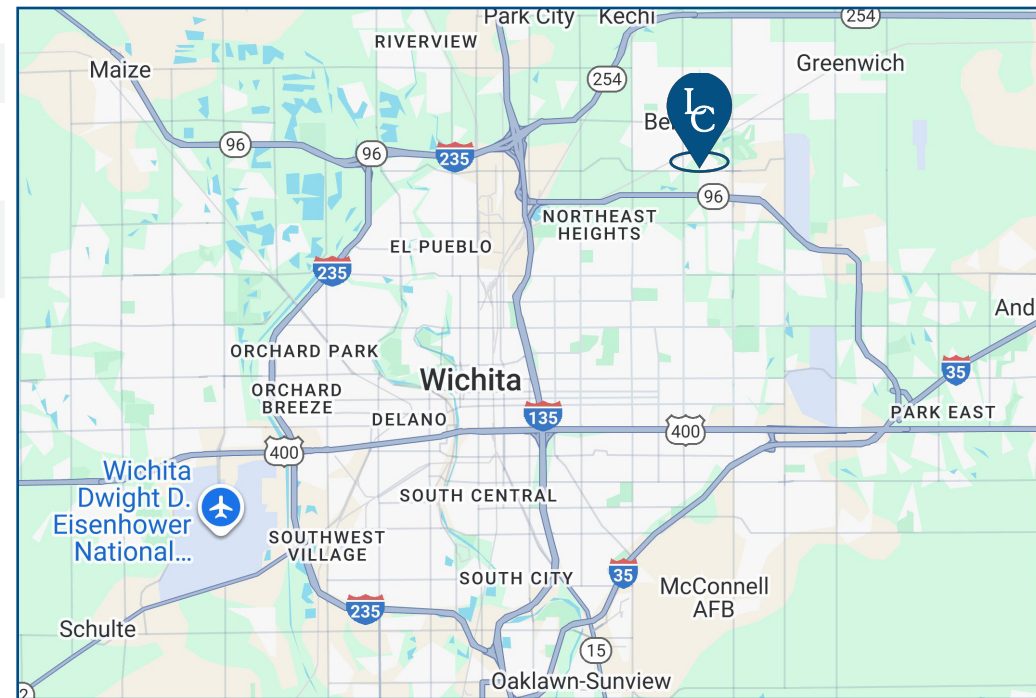
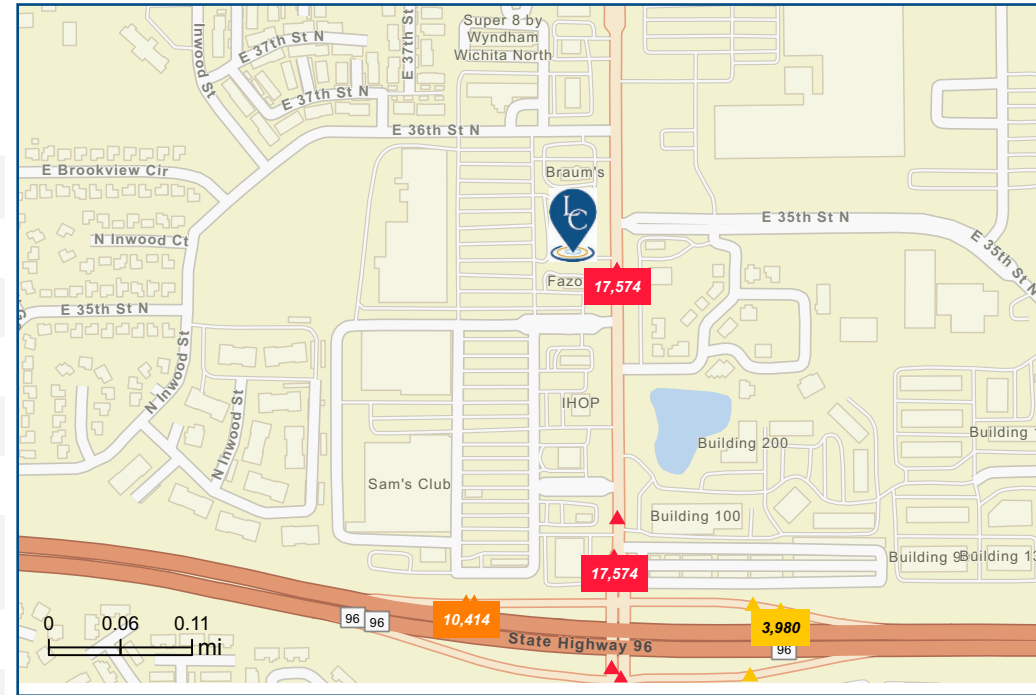
Access: K-96 Access 2 blocks south

Taxes: \$28,793.74 (2025)

HIGHLIGHTS

- Located along N. Rock Rd. with Strong Visibility & Excellent Access
- Center Tenants include FedEx & Puppy Dreams
- Immediate access to K-96
- High-traffic retail corridor
- Dense, well-established area with strong residential base, and solid household incomes
- Proximity to Koch Industries, Amazon Distribution, Wichita State University & Jbara Airport

AREA NEIGHBORS





CONTACT THE EXPERTS

MAKE YOUR MARK *WITH* LANDMARK



DAVID M. LEYH, CCIM, SEC

Sr. Vice President/Associate Broker
dleyh@landmarkrealestate.net
M: 316.371.8087

ABOUT LANDMARK

With over 33 years of experience, Landmark Commercial Real Estate has built a reputation as the leading commercial real estate firm in Wichita. Our team provides unmatched expertise in the sale and purchase of commercial properties, representing sellers, buyers, tenants, and landlords. Landmark offers comprehensive market knowledge, strategic insights, and a commitment to client success. Whether you're looking to buy, sell, lease, or need property management, Landmark's team of dedicated and knowledgeable professionals delivers full-service support designed to help you make confident, informed real estate decisions.

DISCLAIMER

Information included herein was provided by third parties and should only be used for information purposes. Landmark Commercial Real Estate, Inc. and their respective agents, representatives, and employees (i) make no representations or warranties of any kind, express or implied, with respect to the accuracy or completeness of any information herein, and (ii) shall have no liability whatsoever arising from any errors or discrepancies between the above listed information or actual documents.



LANDMARKREALESTATE.NET



316.262.2442



156 N. Emporia Ave., Wichita, KS 67202