

FOR SALE OR LEASE

Location: 11747 E Kellogg Dr, Wichita, KS 67207

EAST KELLOGG FRONTAGE - STANDALONE BUILDING - HIGH TRAFFIC



List Price: \$1,500,000.00

Lease Rate: \$20.00 PSF, NNN (Estimated at \$8.30 PSF)

Building Size: 4,103 +/- sq. ft.

Available Space: 4,103 +/- sq. ft.

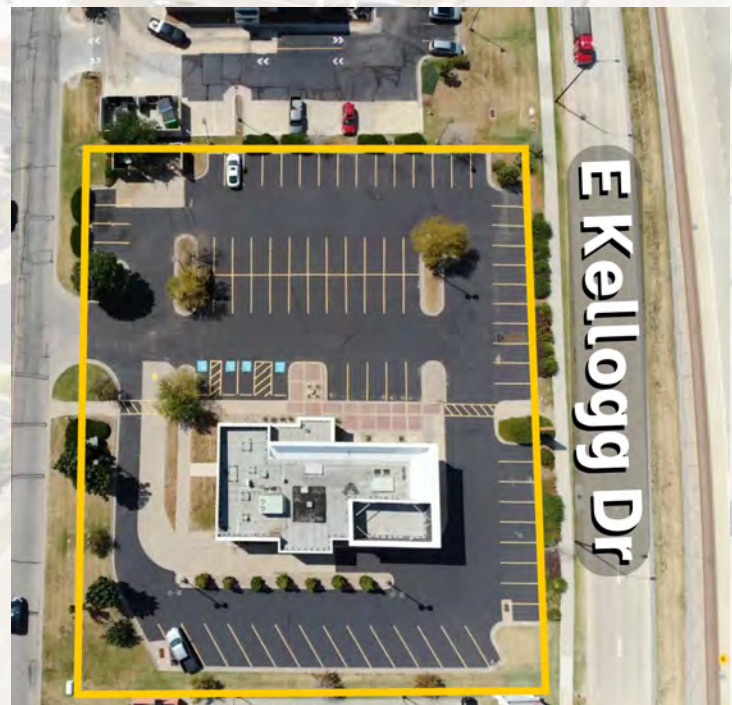
Zoning: General Commercial

Year Built: 2005

Traffic Counts: Approximately 46,350 cars per day at Central & Woodlawn

Area Neighbors: Walmart, Lowes, PetSmart, Slumberland Furniture, Eddy's Volkswagen, Jay Hatfield Motorsports, AT&T, Starbucks, McDonald's, Taco Bell, Panda Express, IHOP

Demographics	1 Mile	3 Mile	5 Mile
Population	2,854	44,832	114,979
Avg HH Income	\$101,274	\$111,815	\$98,912



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