



SW WICHITA INDUSTRIAL

4200 W. HARRY ST., WICHITA, KS 67209

FOR LEASE

\$5.50/SF, NNN | EST. NNNs: \$1.48/SF

SITE SIZE 9.43± AC. +
12.81± AC. ADDITIONAL

TOTAL AVAILABLE SPACE
BLDG. 100 79,680± SF
DIVISIBLE

SUITE 110 24,177± SF
SUITE 120 22,548± SF
SUITE 140 31,955± SF

CONSTRUCTION
STUD

ZONING
LIMITED INDUSTRIAL

OVERHEAD DOORS
MULTIPLE

DOCK DOORS
MULTIPLE

CEILING HEIGHT
16' - 18' CLEAR

POWER - MAIN BLDG.
480V, 3-PHASE, 3,000 AMP

SPRINKLED
MAIN BLDG. - WET

PARKING
AMPLE

YEAR BUILT
1968, 1972, 1976, 1978

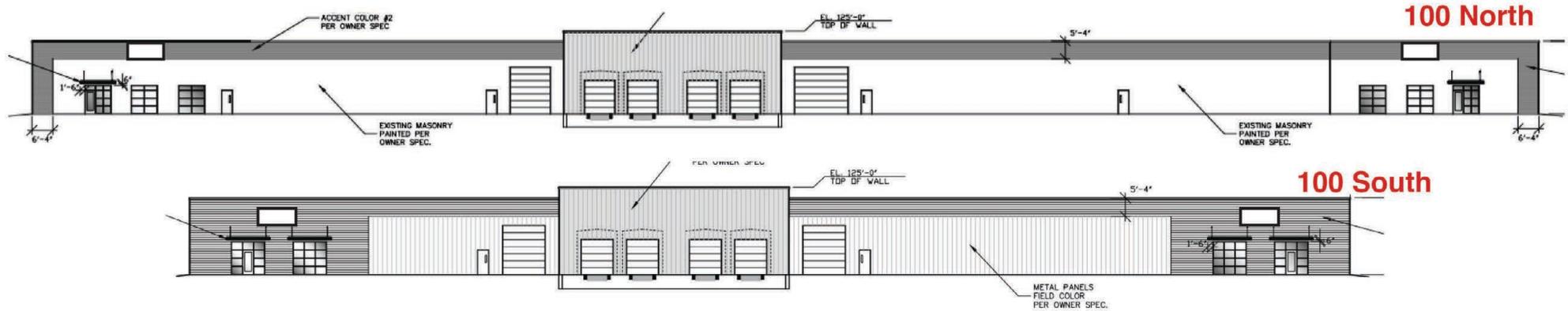
PROPERTY HIGHLIGHTS

- Manufacturing/warehouse campus for lease located near Harry and West St.
- Contact broker for additional land available for lease.
- Close to all major arterials via West St.

0.6 MI.	1 MI.	7 MI.	7 MI.	8 MI.



BUILDING LAYOUT

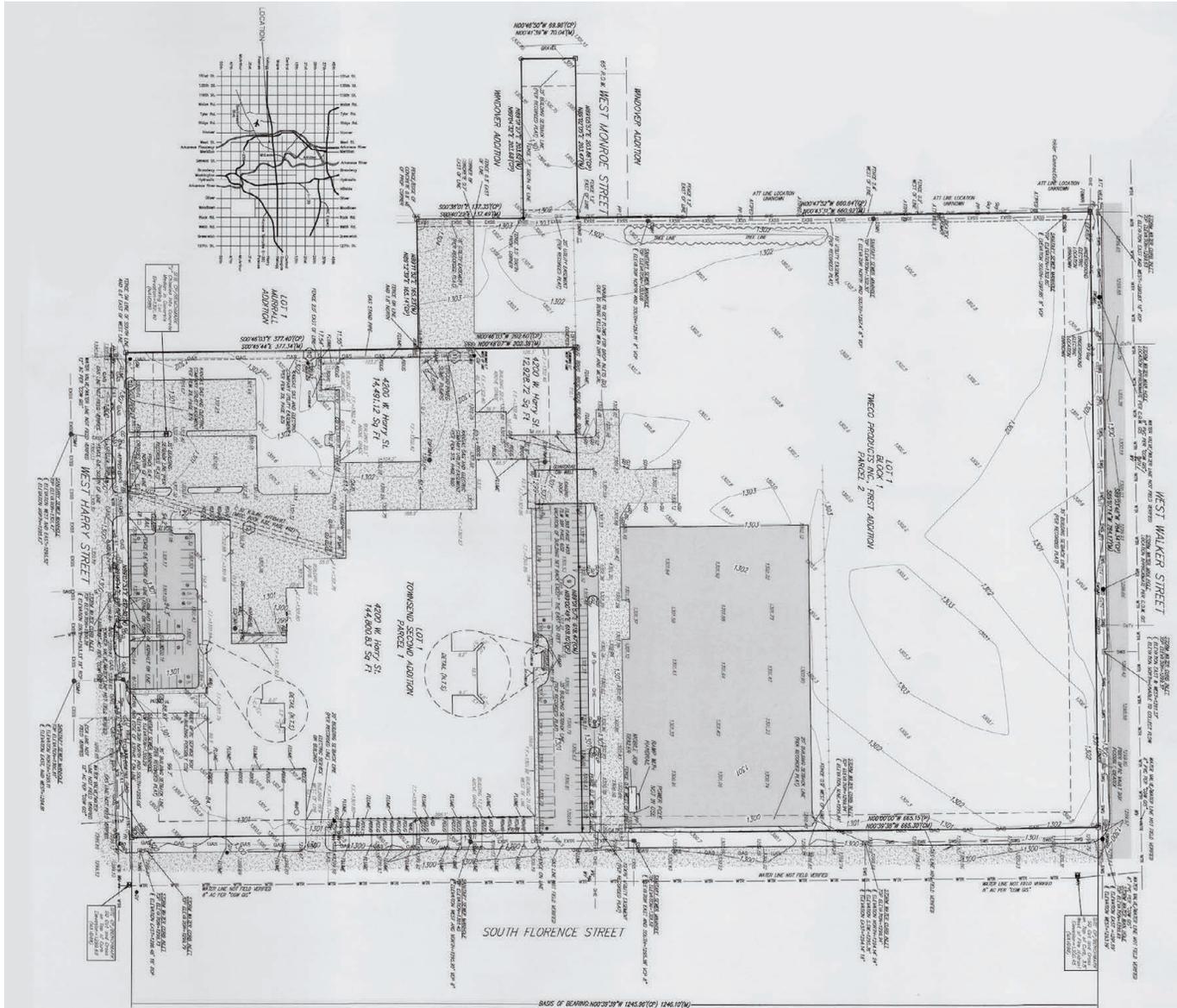


**THE NORTH SIDE OF THE BUILDING IS MADE UP OF SUITE 140
(31,995± SF)**

**THE SOUTH SIDE OF THE BUILDING IS MADE UP OF SUITE 110 & 120
(47,725± SF)**

All information furnished regarding property for sale, lease, exchange or financing is from sources deemed reliable but no guarantee is made or responsibility assumed as to its accuracy or completeness and you are advised to make your own analysis and verification.
Agent hereby notifies prospective buyer/lessee that (a) Agent will be acting as a designated agent of seller/lessor with the duty to represent seller/lessor's interest; and (b) Information given to Agent will be disclosed to seller/lessor.

ELEVATION SURVEY



AERIAL VIEW

