

FOR SALE

Absolute Net Investment Opportunity

10221 W 13th St N, Wichita KS 67212

**BROKERAGE
CONNECTION**

InSite
REAL • ESTATE • GROUP



PROPERTY INFO

Sale Price: \$750,000
Building Size: 5,786 SF
Addtl. Storage: 600 SF
Lot Size: 23,644 SF
Zoning: Limited Commercial

- Great investment opportunity
- Established Daycare Facility in a prime location with strong demographics and great roof top concentration
- One mile from New Market Square

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(316) 618-1100

608 W. Douglas #106, Wichita KS

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AREA INFO

Area Neighbors:

CVS, Natural Grocers, Little Ceasar's, Dillon's, Dollar Tree, Fidelity Bank, QuikTrip, Wichita Brewing Co., Hardee's, Burger King, Panera, Arby's, Taco Bell, Spangles, McDonald's, Bishop Carroll Catholic High School, ALDI, Walmart, Chili's, Walgreens and more!



Avg. HH Income
\$76,795



Households
27,080



Population
70,253

**Based on a 3 mi. radius*

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