

Marketing  
Package

# Retail Showroom Space Available

604 N Tyler Rd. Wichita, KS 67212



## Leasing Information

Building Size:	3,750 SF
Zoning:	Limited Commercial
Year Built:	1996
Lease Rate:	\$5.00/SF/YR
Lease Type:	NNN

## Demographics

Households Within 5 Miles:	53,237
Median Household Income:	\$61,403
Traffic Count (Maple & Tyler):	40,771

Statistics Provided by  esri

## Perfect for office, retail, or medical!

- ✓ 6 private offices
- ✓ Located just off the high traffic intersection of Central and Tyler
- ✓ 2 large flex rooms
- ✓ Ample parking front and back

## Contact Information

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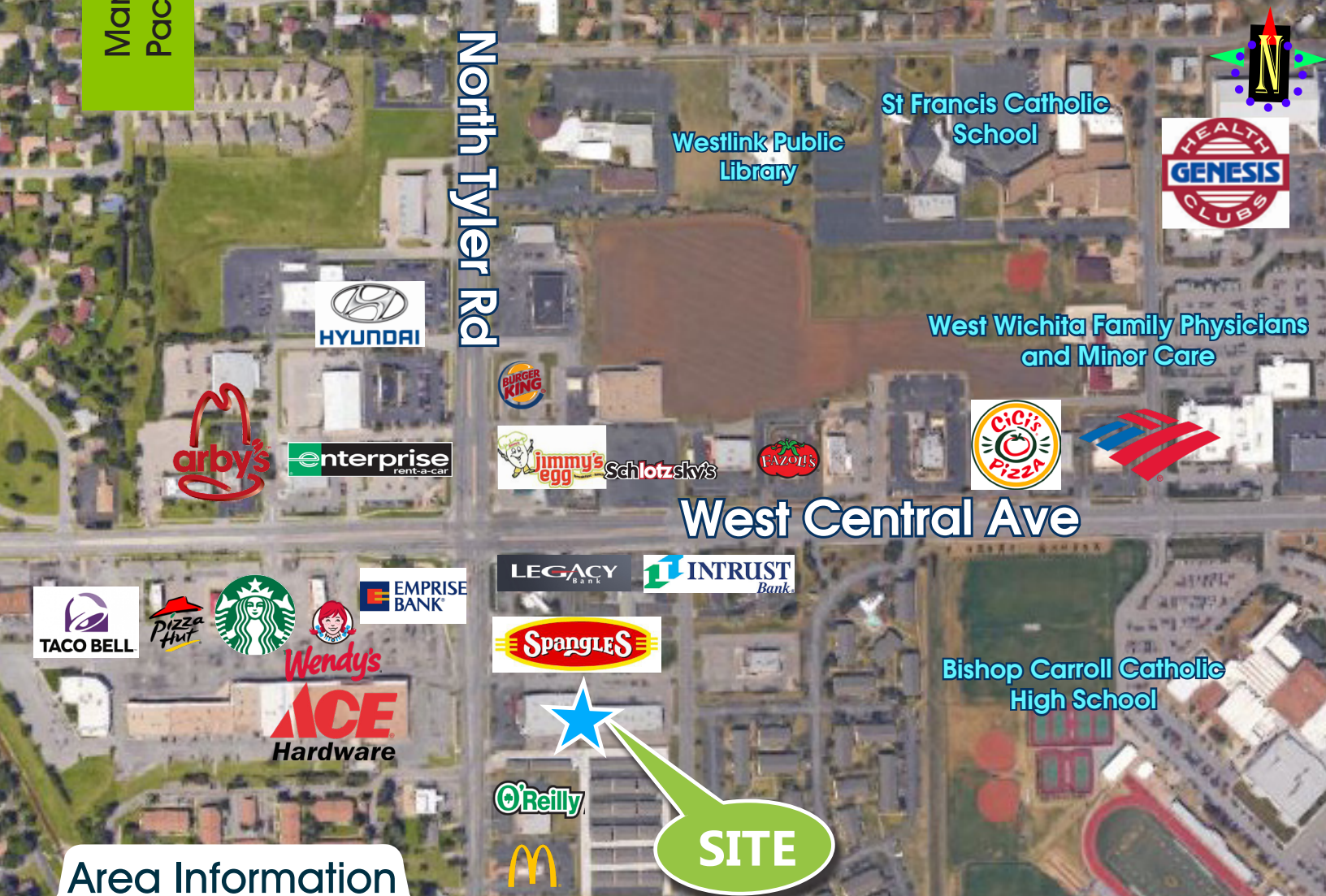
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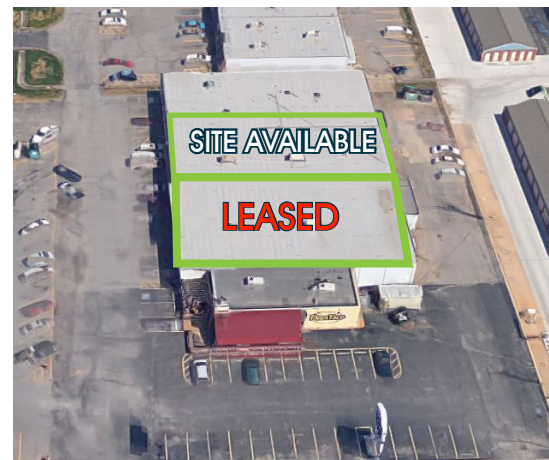


*Area Neighbors:* Hyundai, Arby's, Enterprise Rent-A-Car, Jimmy's Egg, Schlotzky's, Fazoli's, CiCi's Pizza, Bank of America, WWFP and Minor Care, Intrust Bank, Legacy Bank, Spangles, Ace Hardware, Wendy's, Emprise Bank, Starbucks, Pizza Hut, Taco Bell, and many more!

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