

FOR SALE or LEASE

North Ridge Office Building

7325 W 33rd St, Wichita KS

BROKERAGE
CONNECTION

InSite
REAL • ESTATE • GROUP



PROPERTY INFO

Sale Price: \$1,100,000
Lease Rate: \$14.00/SF/YR
Lease Type: NNN
Building Size: 9,429 SF
Lot Size: 31,674 SF
Parking: 39 Stalls
Divisible: 2 Spaces

- ✓ Move in Ready, Free Standing Building
- ✓ Rapidly Growing North Ridge Corridor
- ✓ 2 Break Rooms
- ✓ Many Executive Offices Around Perimeter
- ✓ Functional and Flexible Layout
- ✓ Large Executive Office with Bonus Room with Wet Bar, Full Bathroom, Fireplace
- ✓ Easy and Quick Access to K-96 and I-235
- ✓ Class A Office Space

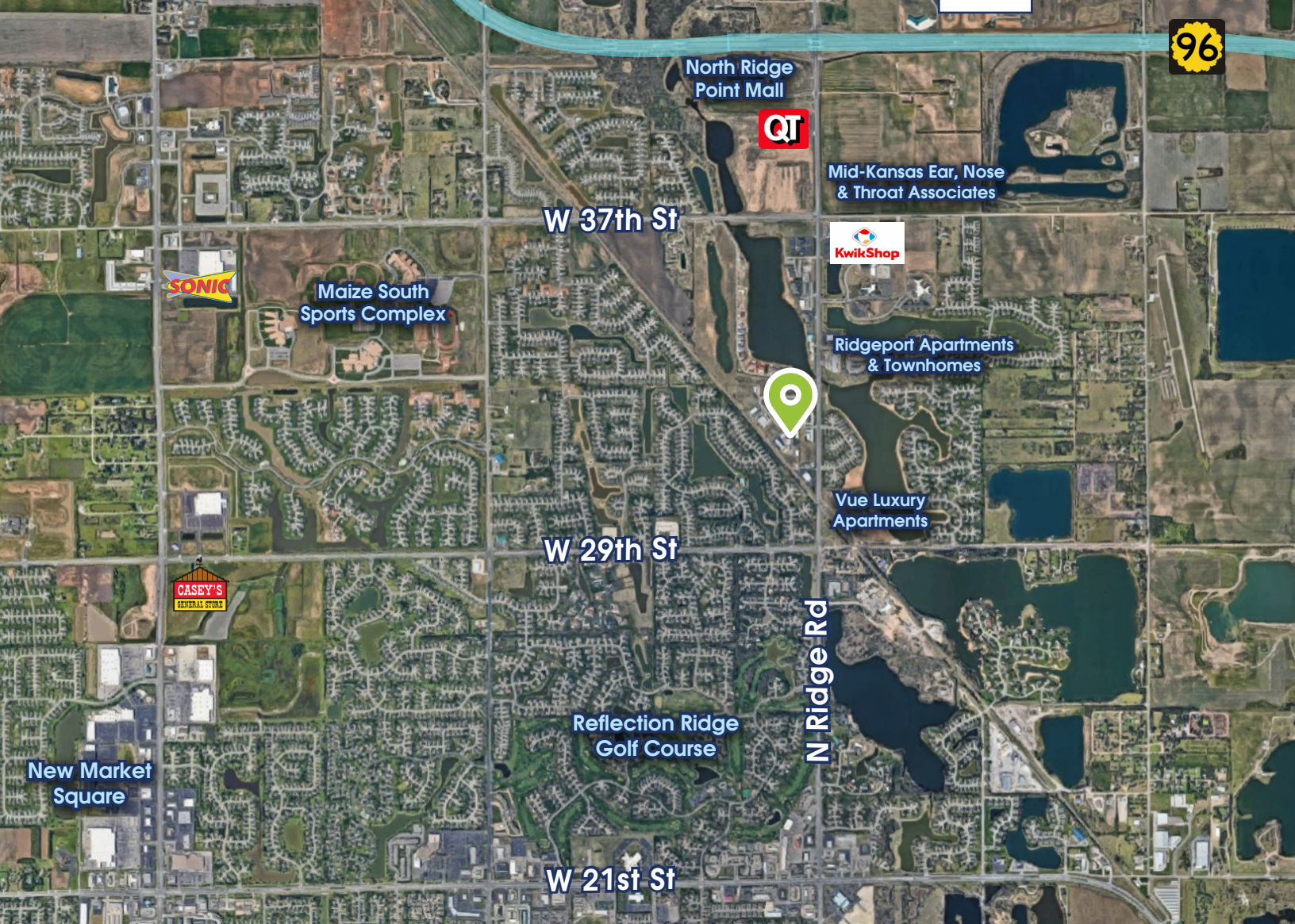
FOR SALE or LEASE

North Ridge Office Building

7325 W 33rd St, Wichita KS

BROKERAGE
CONNECTION

InSite
REAL • ESTATE • GROUP



AREA INFO

Area Neighbors:

Reflection Ridge Golf Course, KwikShop, QuikTrip, Sonic, Casey's General Store, North Ridge Point Mall, Mid-Kansas Ear, Nose, & Throat Associates, Ridgeport Apartments & Townhomes, Vue Luxury Apartments, New Market Square, and more!



Businesses
4,128



Households
43,762



Population
107,989

**Based on a 5 mi. radius*

Colby Reynolds
colby@insitere.com

(316) 618-1100

608 W. Douglas #106, Wichita KS

InSite
REAL • ESTATE • GROUP