## **FOR SALE**

# **Hoover Industrial Park**

Hoover Rd & K-96, Wichita KS 67205





### SALE INFORMATION

1	99,992 SF	7	726,932 SF	12	43,074 SF
3	63,920 SF	8	62,518 SF	13	43,356 SF
4	70,716 SF	9	62,190 SF	14	54,408 SF
5	115,341 SF	10	45,782 SF	Lots may be	
6	133,846 SF	11	45,196 SF	(	combined!

Zoning: **Limited Industrial** 

### **DEMOGRAPHICS**

Median Household Income:

Households Within 5 Miles: 42,331 \$57,581

Traffic Count (K-96): 29,000

- 1 to 22 acres available
- ✓ City of Wichita utilities
- √ Very low special taxes
- √ Planned commercial and industrial sites
- √ Adjacent to K-96 freeway; expressway access
- ✓ Close to high quality residential, shopping and recreational areas
- √ High growth area

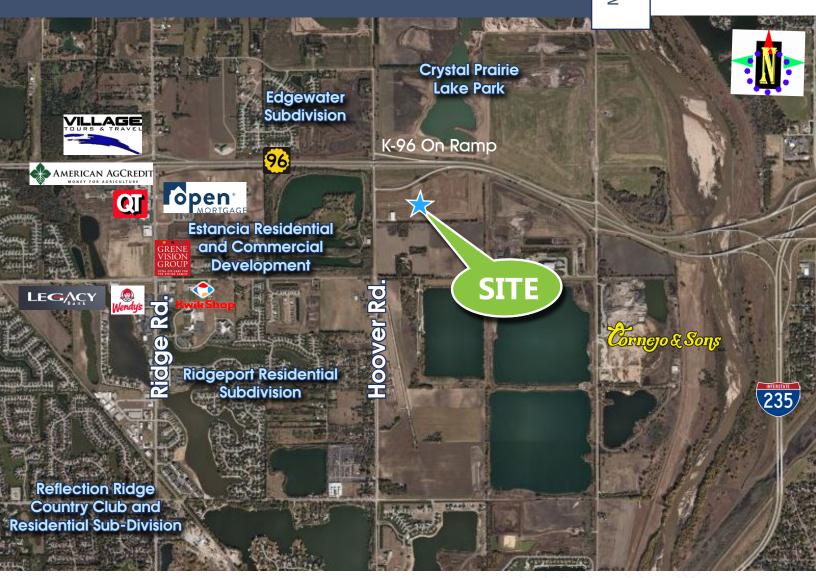


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### **AREA INFORMATION**

Area Neighbors: American AgCredit, Open Mortgage, Grene Vision Group, Estancia Residential and Commercial Development, Kwik Shop, Village Tours and Travel, QuikTrip, Legacy Bank, Cornejo & Sons, Crystal Prairie Lake Park, Ridgeport Residential Sub-Division, Reflection Ridge Country Club and Residential Subdivision, Wendy's, and many more!



