

R|S

RUPP|STEVEN

ReeceNichols South Central Kansas

FOR SALE

Location: S & W of E Kellogg Dr and Trig St, Wichita, KS

PRIME EAST KELLOGG DEVELOPMENT LAND



GENERAL DETAILS:

Price: (Contact agent for details)

Land Size: 11.22 ± Acres (488,307 ± SF)

Zoning: LI - Limited Industrial

2024 Taxes: \$1,801.17

Market Demographics

Radius	Population	Avg. Household Income
1 Mile	4,892	\$81,152
3 Miles	49,511	\$83,009
5 Miles	114,280	\$82,149

HIGHLIGHTS:

- **Exceptional visibility** from both Kellogg Ave. and the Kansas Turnpike
- Located in one of **East Wichita's fastest-growing commercial hubs**
- Ideal for **retail, office, industrial, or mixed-use projects**
- Surrounded by national retailers, restaurants, and high-traffic businesses
- **Utilities on site** and owner willing to **split parcels or build-to-suit**

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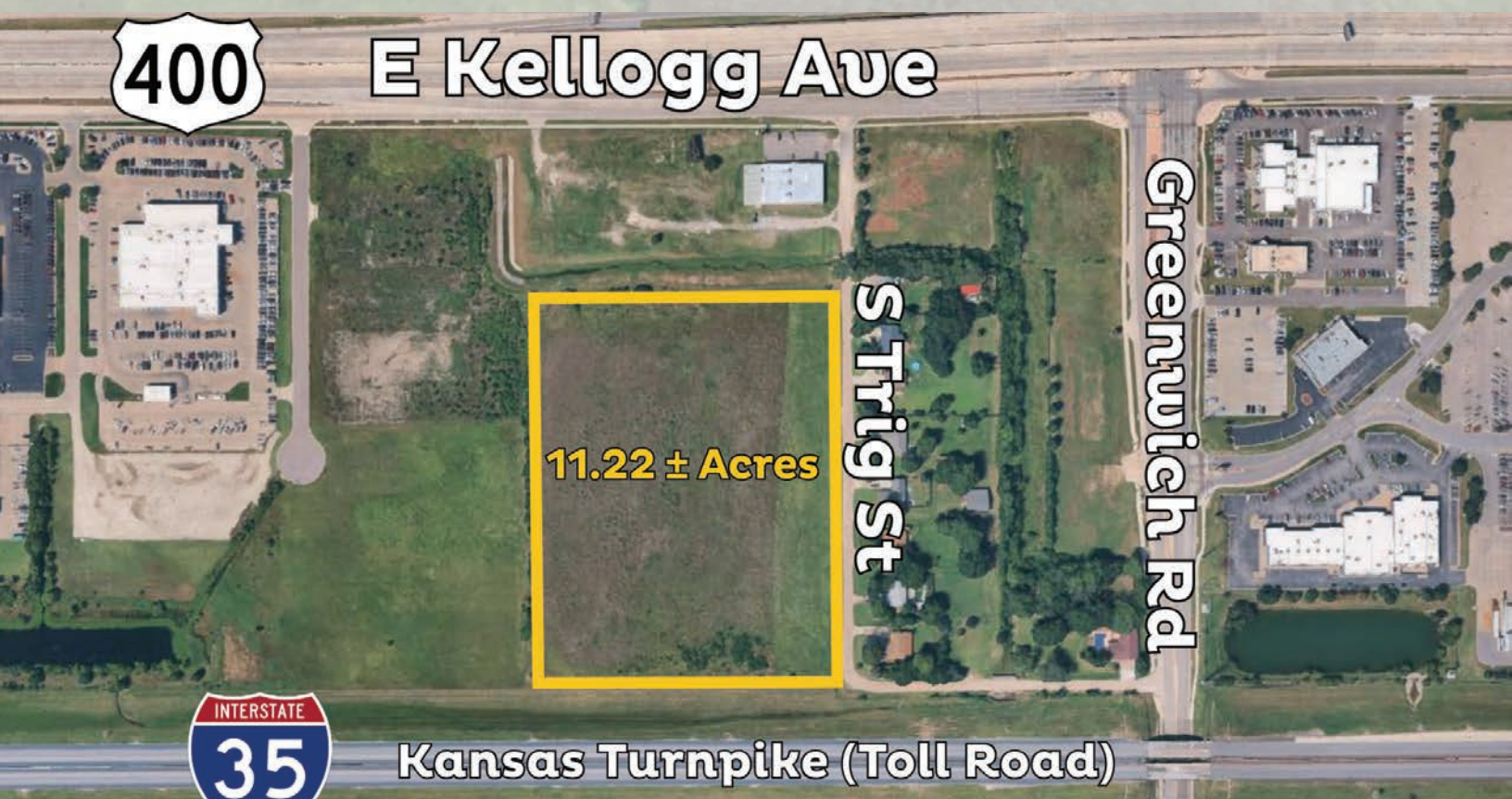
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