OFFICE/WAREHOUSE WITH FENCED YARD

1630 E. 37th ST. N., Wichita, KS 67219

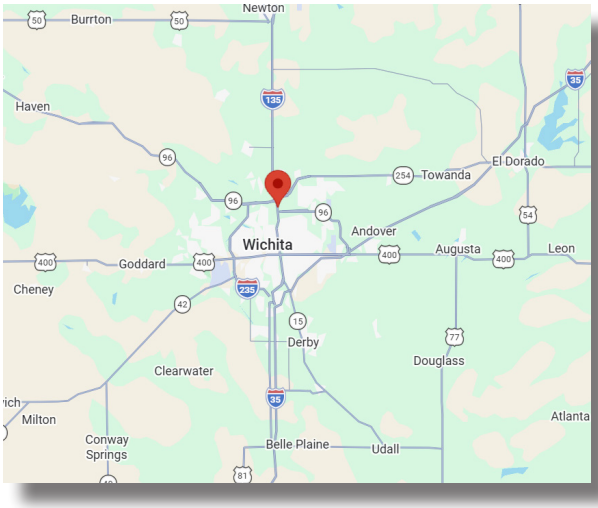
FOR LEASE





LEASE RATE: $3,750/MO., NNN

SITE SIZE 81,283 SF (1.87 A)	**BUILDING SIZE** 4,584 SF Per County Records
TOTAL AVAILABLE SPACE 4,584 SF	**ZONING** General Industrial
YEAR BUILT 1965, 1970, 2019	**CEILING HEIGHT** 10' - 14'



CONSTRUCTION
Stud/Steel

OVERHEAD DOORS
2

PARKING
Ample

2026 TAXES ($1.57/SF)
General: $7,165.79
Specials: $60.00

HIGHLIGHTS

- Free-standing office/warehouse available for lease.
- **Upgrades underway:** New roof, new exterior walls, and refreshed office space.
- Located in North Wichita, situated on nearly 2 acres.
- Fenced yard with gate.
- Close proximity to all major arterial highway and freeway systems.

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Exclusively Offered By:

BRADLEY TIDEMANN, SIOR
Tidemann Real Estate
316-650-8853
Bradley@TidemannRE.com

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FOR LEASE

AERIAL



SITE

E. 37TH ST.

N. BROADWAY AVE.

N. HYDRAULIC AVE.

E. 29TH ST. N.

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